

UNOFFICIAL COPY

SPECIAL WARRANTY DEED

Mail to:

TIM XIONG and XIUFEN LIU
P.O. Box 6542
Vernon Hills, IL 60616-6542



Doc# 1731844011 Fee \$42.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 11/14/2017 10:25 AM PG: 1 OF 3

Grantees Address and

Send subsequent

tax bills to:

TIM XIONG and XIUFEN LIU
P.O. Box 6542
Vernon Hills, IL 60616

CHANGING THE BUYER WITHOUT SELLER'S WRITTEN CONSENT IS VOID

THIS INDENTURE, made this 8th day of March, 2017, between U. S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE ON BEHALF OF THE OWS REO TRUST 2013-1, a corporation created and existing under and by virtue of the laws of the United States of America and duly authorized to transact business in the State of ILLINOIS, party of the first part, TIM XIONG and XIUFEN LIU, party of the second part*. WITNESSETH, that the party of the first part, for and in consideration of the sum of \$87,700.00 (Eighty Seven Thousand Seven Hundred and no/100s) in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does GRANT, SELL, CONVEY AND WARRANT unto the party of the second part, and to their heirs and assigns, FOREVER, by, through and under Grantor only, but not otherwise, all the following described real estate, situated in the County of COOK and the State of Illinois known and described as follows, to wit:

SEE ATTACHED LEGAL DESCRIPTION

SUBJECT TO ANY AND ALL COVENANTS, CONDITIONS, EASEMENTS, RESTRICTIONS AND ANY OTHER MATTERS OF RECORD.

Together with all hereditaments and appurtenances thereunder belonging, or in otherwise appertaining, and the reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditament and appurtenances: TO HAVE AND HOLD the said premises as above described, with the appurtenances, unto the part of the second part, their heirs and assigns forever.

P.I.N. (S): 17-34-219-148-1046

ADDRESS: 606 EAST WOODLAND PARK AVENUE, UNIT 410, CHICAGO, IL 60616

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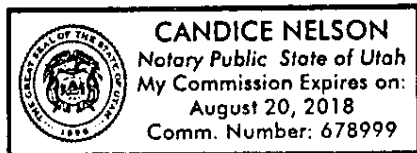
IN WITNESS WHEREOF, said party of the first part has caused its name to be signed to by its (Office) _____, (Name) Aviva Bush, and attested to by its (Office) _____, (Name) Andy Oliverston the day and year first above written.

BY: GREEN RIVER CAPITAL, LLC, ITS ATTORNEY IN FACT FOR U. S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE ON BEHALF OF THE OWS REO TRUST 2013-1

By: [Signature] Attest: [Signature]
AVIVA BUSH, VICE PRESIDENT ANDY OLIVERSON, Senior Vice President
State of Utah)
County of Salt Lake) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that sup Aviva Bush of GREEN RIVER CAPITAL, LLC. and sup Andy Oliverston of said company, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument pursuant to authority given by the Board of Directors of said company, as their free and voluntary act and deed of said company, for the uses and purposes therein set forth.

Given under my hand and official seal, this 8th day of March, 2017.



[Signature]
Notary Public
CANDICE NELSON

My commission expires on _____, 20____.

This instrument was prepared by Russell C. Wirbicki, 33 W. Monroe St., Suite 1140, Chicago, IL 60603.

*(Strike the paragraphs that do not apply)

1. ~~As TENANTS IN COMMON,~~
2. ~~Not as TENANTS IN COMMON but as JOINT TENANTS~~
3. ~~Not as JOINT TENANTS, not as TENANTS IN COMMON, but as TENANTS BY THE ENTIRETY~~

REAL ESTATE TRANSFER TAX		14-Nov-2017
	CHICAGO:	660.00
	CTA:	264.00
	TOTAL:	924.00 *

17-34-219-148-1046 | 20171101653115 | 0-911-274-016
*Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX		14-Nov-2017
	COUNTY:	44.00
	ILLINOIS:	88.00
	TOTAL:	132.00

17-34-219-148-1046 | 20171101653115 | 0-080-146-464

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LEGAL DESCRIPTION

PARCEL 1: UNIT(S) 606-410 IN THE WOODLANDS OF BRONZEVILLE CONDOMINIUM AS DELINEATED AND DEFINED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCELS OF REAL ESTATE:

LOT 2, THE ALLEY LYING EAST OF AND ADJOINING LOT 2, LOTS 3, 4, 5, 6, 7, 8, 9 AND 10 IN SOUTH TIER OF OAKENWALD SUBDIVISION OF PART OF THE SOUTH 1/2 OF THE NORTHEAST FRACTIONAL 1/4 OF SECTION 34, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

ALSO,

LOTS 15 AND 16, THE ALLEY LYING EAST OF AND ADJOINING SAID LOTS 15 AND 16, LOTS 17, 18, 19, 20, 21, 22, 23, 24, 25 AND THE ALLEY LYING EAST OF AND ADJOINING SAID LOT 25, AND ALSO LOTS 26, 27 AND 28 IN THE MIDDLE TIER OF OAKENWALD SUBDIVISION, BEING A SUBDIVISION OF PART OF THE NORTHEAST FRACTIONAL 1/4 OF SECTION 34, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

AND IS ATTACHED AS EXHIBIT A TO THE DECLARATION OF CONDOMINIUM RECORDED JUNE 30, 2006 AS DOCUMENT NUMBER 0618117037, AS AMENDED FROM TIME TO TIME, TOGETHER WITH SUCH UNIT'S UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: THE EXCLUSIVE RIGHT TO USE PARKING SPACE 298, LOCATED IN WHOLE OR IN PART IN WOODLAND PARK, IN OAKENWALD SUBDIVISION, BEING A SUBDIVISION OF PART OF THE NORTHEAST FRACTIONAL 1/4 OF SECTION 34, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, AS PROVIDED IN PLAT OF OAKENWALD SUBDIVISION AFORESAID RECORDED JULY 9, 1855 AS DOCUMENT NUMBER 61055, IN COOK COUNTY, ILLINOIS.

PARCEL 3: RIGHTS OF OWNER(S) OF AND APPURTENANT TO PARCELS 1 AND 2 TO THE USE AND ENJOYMENT OF WOODLAND PARK, IN OAKENWALD SUBDIVISION, BEING A SUBDIVISION OF PART OF THE NORTHEAST FRACTIONAL 1/4 OF SECTION 34, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, AS PROVIDED IN PLAT OF OAKENWALD SUBDIVISION AFORESAID RECORDED JULY 9, 1855 AS DOCUMENT NUMBER 61055, IN COOK COUNTY, ILLINOIS.

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