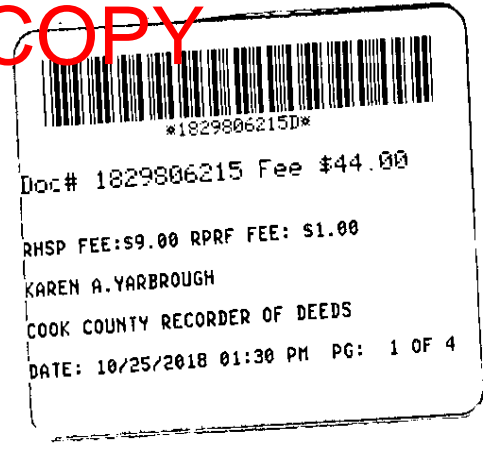


1 of 3

UNOFFICIAL COPY



Prepared By:  
 Margaret Dawn, Attorney at Law, 13805 W. Burleigh Rd, Ste 100, Brookfield, WI 53005

Mail Tax Statement to: Myishia R. McNuckle, 3323 Bernice Road, Lansing, IL 60438

Return to: EnTitle Insurance Company, 1000 GSK Drive, Ste. 210, Coraopolis, PA 15108

Permanent Real Estate Index Number: 30-29-302-042-0000

18-10228915 MW

**SPECIAL WARRANTY DEED**



WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, not in its individual capacity but solely in its capacity as Owner Trustee of MATAWIN VENTURES TRUST SERIES, 2016-4, whose mailing address is 333 S. Anita Drive, Suite 400, Orange, CA 92868, (the "Grantor"), for valuable consideration in the amount of Seventy-eight Thousand Five Hundred and 00/100 Dollars (\$78,500.00), and other good and valuable consideration, does hereby convey and warrant with special warranty unto MYISHIA R. MCNUCKLE, in fee simple, whose address is 3323 Bernice Road, Lansing, IL 60438, hereinafter, "Grantee", the following described real estate situated in the County of Cook, in the State of Illinois, to-wit:

Lot 9 and 10 in Block 2 in Aviation Addition being a subdivision of all lots in Blocks 1, 2, 3, 4, 5, 6, 7 and 8 in Community Center Addition, being a subdivision of the East Half of the South West Quarter of Fractional Section 29, Township 36 North, Range 15, East of the Third Principal Meridian, in Cook County, Illinois.

Being the same property conveyed to Wilmington Savings Fund Society, FSB, d/b/a Christiana Trust, not in its individual capacity but solely in its capacity as Owner Trustee of Matawin Ventures Trust Series 2016-4, from the Judicial Sales Corporation, an Illinois Corporation, by Deed dated 15-Mar-2017, and recorded on 22-Mar-2017, in Document No. 1708144046, in the Office of the County Recorder of Cook County, Illinois.

Property Address: 3323 Bernice Road, Lansing, IL 60438

AND hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

REAL ESTATE TRANSFER TAX		25-Oct-2018
	COUNTY:	39.25
	ILLINOIS:	78.50
	TOTAL:	117.75

30-29-302-042-0000 | 20181001614779 | 1-423-502-496

CCRD REVIEW 

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TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's assigns forever, with all appurtenances thereon belonging.

THIS CONVEYANCE made subject to all easements, and building or use restrictions of record, including, but not limited to, those for public roads and highways, restrictive covenants, utilities, railroads, and pipelines. The conveyance is also subject to all applicable zoning, ordinances, statutes, rules, or regulations, as amended.

GRANTOR does, for Grantor and Grantor's heirs, personal representatives, executors and assigns, forever hereby covenant with Grantee that Grantor is lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; and that Grantor has a good right to sell and convey the same as aforesaid.

IN WITNESS WHEREOF, this deed was executed by the Grantor this the 19<sup>th</sup> day October 2018.

MATAWIN VENTURES TRUST SERIES 2016-4,  
by Kondaur Capital Corporation, as Separate  
Trustee

By:  (seal)  
Name:  
Title: Michelle Noonan  
Liquidation Specialist

Cook County Clerk's Office

# UNOFFICIAL COPY

## CALIFORNIA ACKNOWLEDGMENT

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California }  
County of ORANGE }

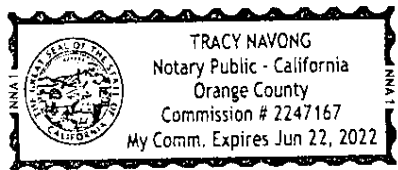
On 10/17/18 before me, TRACY NAVONG, NOTARY PUBLIC  
Date Here Insert Name and Title of the Officer

personally appeared MICHELLE NOONAN  
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature [Handwritten Signature]  
Signature of Notary Public

Place Notary Seal and/or Stamp Above

### OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

#### Description of Attached Document

Title or Type of Document: SPECIAL WARRANTY DEED

Document Date: N/A Number of Pages: 2

Signer(s) Other Than Named Above: NONE

#### Capacity(ies) Claimed by Signer(s)

Signer's Name: MICHELLE NOONAN  
 Corporate Officer - Title(s): \_\_\_\_\_  
 Partner -  Limited  General  
 Individual  Attorney in Fact  
 Trustee  Guardian or Conservator  
 Other: \_\_\_\_\_  
Signer is Representing: SEE DOCUMENTS

~~Signer's Name: \_\_\_\_\_  
 Corporate Officer - Title(s): \_\_\_\_\_  
 Partner -  Limited  General  
 Individual  Attorney in Fact  
 Trustee  Guardian or Conservator  
 Other: \_\_\_\_\_  
Signer is Representing: \_\_\_\_\_~~

Village of Lansing

**UNOFFICIAL COPY**

Patricia Eidam  
Mayor



**Office of the Treasurer**

Arlette Frye  
Treasurer

THIS INSTRUMENT PREPARED BY  
AND WHEN RECORDED RETURN TO:

**VILLAGE OF LANSING  
CERTIFICATE OF PAYMENT  
OF OUTSTANDING SERVICE CHARGES**

The undersigned Village Treasurer for the Village of Lansing, Cook County, Illinois, certifies that all outstanding service charges, including but not limited to, water service, building code violations, and other charges, plus penalties for delinquent payments, if any, for the following described property have been paid in full as of the date of issuance set forth below.

Title Holder's Name: Matawin Ventures Trust Series 2016-4

333 S Anita Drive, #400

Orange, CA 92868

Telephone: 888-566-3257

Attorney or Agent: Stratos Rounis

Telephone No.: 847-878-1610

Property Address: 3323 Bernice Road

Lansing, IL 60438

Property Index Number (PIN): 30-29-302-042-0000

Water Account Number: 310 4750 00 04

Date of Issuance: October 17, 2018

(State of Illinois)

(County of Cook)

This instrument was acknowledged before me on October 17, 2018 by

Karen Giovane.

VILLAGE OF LANSING

By: Julia C. Anselmi  
Village Treasurer or Designee

Karen Giovane

(Signature of Notary Public)



THIS CERTIFICATE IS GOOD FOR ONLY 30 DAYS AFTER THE DATE OF ISSUANCE.