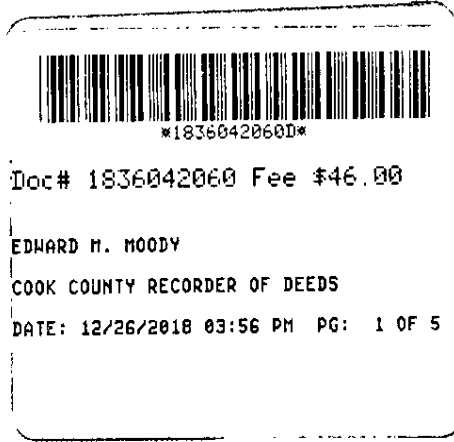


UNOFFICIAL COPY

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That Bank of America, N.A.,
 herein called 'GRANTOR,'
 whose mailing address is:
 1600 South Douglass Road, Suite 200-A,
 Anaheim, CA 92806



FOR AND IN CONSIDERATION OF
 \$104,500.00 and no/100
 dollars, and other good and valuable
 consideration to it in hand paid by the party
 or parties identified below as GRANTEE
 hereunder, by these presents does grant,
 bargain, and sell unto:
 1st Midwest Financial, Inc.

Called 'GRANTEE' whose mailing address is: 30W121 Estes Street, Naperville, IL 60563
 All that certain real property situated in Cook County, Illinois and more particularly described as follows:

SEE ATTACHED LEGAL DESCRIPTION

Permanent Tax No.: 28-28-208-028-0000
 Address of Property: 5131 Deerpath Road, Oak Forest, IL 60452

TO HAVE AND TO HOLD the above described premises, together with all the rights and appurtenances thereto in any wise belonging, unto the said GRANTEES, his heirs or successors and assigns forever, subject to (a) covenants, conditions and restrictions of record; (b) private, public and utility easements and roads and highways, if any; (c) party wall rights and agreements, if any; (d) existing leases and tenancies, if any; (e) special taxes or assessments for improvements not yet completed, if any; (f) installments not due at the date hereof of any special tax or assessment for improvements heretofore completed, if any; (g) general real estate taxes not yet due or payable; (h) building code violations and judicial proceedings relating thereto, if any; (i) existing zoning regulations; (j) encroachments if any, as many be disclosed by a plat of survey; (k) drainage ditches, ditches, tiles, feeders, laterals and underground pipes, if any; and (l) all mineral rights and easements in favor of mineral estate.

Return to:
 Lakeland Title Services
 1300 Iroquois Ave., Ste 100
 Naperville, IL 60563

1009432 243

REAL ESTATE TRANSFER TAX		24-Dec-2018
COUNTY:	52.25	
ILLINOIS:	104.50	
TOTAL:	156.75	



28-28-208-028-0000 | 20181201658125 | 1-798-727-328

S Y
 P 5
 S N
 M N
 SC Y
 E Fedex
 INT Y.W

UNOFFICIAL COPY

GRANTOR will defend the same against the lawful claims of all persons claiming by, through or under GRANTOR, and no others.

IN WITNESS WHEREOF, the said GRANTOR has caused these presents to be executed and sealed this 20 day of November, 2018.

BANK OF AMERICA, N.A.

By: 

NOV 20 2018

CARRINGTON MORTGAGE SERVICES, LLC, AS AGENT AND ATTORNEY-IN-FACT

Date: Tony Valencia

Full Legal Name: Director, Foreclosure Servicing

Title: Carrington Mortgage Services, LLC, Attorney in Fact

Employer:

Property of Cook County Clerk's Office

STATE OF _____
COUNTY OF _____

Sworn to and subscribed before me this _____ day of _____, 20____, by _____, as Carrington Title Services, as Attorney-In-Fact for Bank of America, N.A. He/She () is personally known to me or () produces _____ as identification.

Witness my hand and official seal this _____ day of _____, 2018.

Notary Public
Printed Name : _____
My Commission Expires: _____
Commission No.: _____

See Attached

Prepared By ~~and Notary~~:
Lakeland Title Services
Brenda L. Murzyn
1300 Iroquois Ave, Suite 100
Naperville, IL 60563

Send Subsequent Tax Bills To:
1st Midwest Financial, Inc.
30W121 Estes Street
Naperville, IL 60563

UNOFFICIAL COPY

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.

JURAT

State of California

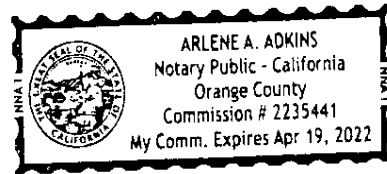
County of **Orange**

Subscribed and sworn to (or affirmed) before me on this 20th day of November, 2018

by Tony Valencia, proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

Signature

(Notary Seal)



OPTIONAL INFORMATION

INSTRUCTIONS FOR COMPLETING THIS FORM

The wording of all Jurats completed in California after January 1, 2008 must be in the form as set forth within this Jurat. There are no exceptions. If a Jurat to be completed does not follow this form, the notary must correct the verbiage by using a jurat stamp containing the correct wording or attaching a separate jurat form such as this one which does contain proper wording. In addition, the notary must require an oath or affirmation from the document signer regarding the truthfulness of the contents of the document. The document must be signed AFTER the oath or affirmation. If the document was previously signed, it must be re-signed in front of the notary public during the jurat process.

DESCRIPTION OF THE ATTACHED DOCUMENT	
<u>Specialty Warrant</u> <small>(Title or description of attached document)</small>	
<u>Seed</u> <small>(Title or description of attached document continued)</small>	
Number of Pages <u>2</u>	Document Date <u>11-20-18</u>
<u>4000404592</u> <small>(Additional information)</small>	

- State and County information must be the State and County where the document signer(s) personally appeared before the notary public.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the jurat process is completed.
- Print the name(s) of document signer(s) who personally appear at the time of notarization.
- Signature of the notary public must match the signature on file with the office of the county clerk.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different jurat form.
 - ❖ Additional information is not required but could help to ensure this jurat is not misused or attached to a different document.
 - ❖ Indicate title or type of attached document, number of pages and date.
- Securely attach this document to the signed document

UNOFFICIAL COPY

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.

CALIFORNIA ALL – PURPOSE

CERTIFICATE OF ACKNOWLEDGMENT

State of California

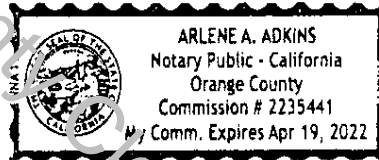
County of Orange

On November 20, 2018 before me, Arlene A. Adkins, Notary Public, personally appeared, Tony Valencia, 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] (Seal)



ADDITIONAL OPTIONAL INFORMATION

DESCRIPTION OF THE ATTACHED DOCUMENT

Special Warranty Deed
(Title or description of attached document)

Deed
(Title or description of attached document continued)

Number of Pages 2 Document Date 11-20-18

4000404592
(Additional information)

CAPACITY CLAIMED BY THE SIGNER

Individual (s)
 Corporate Officer

(Title)

Partner(s)
 Attorney-in-Fact
 Trustee(s)
 Other _____

INSTRUCTIONS FOR COMPLETING THIS FORM

Any acknowledgment completed in California must contain verbiage exactly as appears above in the notary section or a separate acknowledgment form must be properly completed and attached to that document. The only exception is if a document is to be recorded outside of California. In such instances, any alternative acknowledgment verbiage as may be printed on such a document so long as the verbiage does not require the notary to do something that is illegal for a notary in California (i.e. certifying the authorized capacity of the signer). Please check the document carefully for proper notarial wording and attach this form if required.

- State and County information must be the State and County where the document signer(s) personally appeared before the notary public for acknowledgment.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the acknowledgment is completed.
- The notary public must print his or her name as it appears within his or her commission followed by a comma and then your title (notary public).
- Print the name(s) of document signer(s) who personally appear at the time of notarization.
- Indicate the correct singular or plural forms by crossing off incorrect forms (i.e. he/she/they- is /are) or circling the correct forms. Failure to correctly indicate this information may lead to rejection of document recording.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different acknowledgment form.
- Signature of the notary public must match the signature on file with the office of the county clerk.
 - Additional information is not required but could help to ensure this acknowledgment is not misused or attached to a different document.
 - Indicate title or type of attached document, number of pages and date.
 - Indicate the capacity claimed by the signer. If the claimed capacity is a corporate officer, indicate the title (i.e. CEO, CFO, Secretary).
- Securely attach this document to the signed document

UNOFFICIAL COPY

EXHIBIT A:

LOT 11 IN BLOCK 9, IN FOREST DALE SUBDIVISION UNIT FOUR, BEING A SUBDIVISION IN SECTION 28, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, NORTH OF THE INDIAN BOUNDARY LINE, ACCORDING TO THE PLAT THEREOF REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS, ON NOVEMBER 14, 1967, AS DOCUMENT NUMBER 2359397

FOR INFORMATION ONLY: 28-28-208-028-0000
5131 Deerpath Road, Oak Forest IL 60452

**COOK COUNTY
RECORDER OF DEEDS**

**COOK COUNTY
RECORDER OF DEEDS**

Property of Cook County Clerk's Office