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19060340650

Doc# 1906034065 Fee \$48.00

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

AFFIDAVIT FEE: \$2.00

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 03/01/2019 03:21 PM PG: 1 OF 6

Prepared by: Michael L. Riddle
Middleberg Riddle Group
717 N. Harwood, Suite 1600
Dallas, TX 75201

Recording Requested By and Return To:
LENDERLIVE SETTLEMENT SERVICES, LLC
1044 MAIN STREET #600
KANSAS CITY, MO 64105
Permanent Index Number: 17-15-308-039-1057; 17-15-308-039-1290


Loan No: 7131241122
Borrower: CHERI D. JOHNSON AKA CHERIE D. JOHNSON

Data ID: 421



WARRANTY DEED IN LIEU OF FORECLOSURE

Date: October 20, 2018
Grantor: CHERI D. JOHNSON AKA CHERIE D. JOHNSON, AN UNMARRIED WOMAN
Grantor's Address: 1101 SOUTH STATE STREET, UNIT H400, CHICAGO, IL 60605
Grantee: DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR GREENPOINT MORTGAGE FUNDING TRUST 2005-HY1, ASSET BACKED CERTIFICATES, SERIES 2005-HY1
Grantee's Address: 1761 EAST ST. ANDREW PLACE, SANTA ANA, CA 92705

Note:
Date: May 6, 2005
Amount: \$315,800.00
Maker: CHERI D JOHNSON AND RUTH E. MEBANE
Payee: GREENPOINT MORTGAGE FUNDING, INC.

REAL ESTATE TRANSFER TAX		01-Mar-2019
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *
17-15-308-039-1057 20190201609277 1-947-116-960		

* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX		01-Mar-2019
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
17-15-308-039-1057 20190201609277 0-376-543-648		



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RS

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Consideration:

Cancellation and extinguishment of \$315,800.00 (the "Obligations") of the unpaid balance on the Note and for other valuable consideration.

Property (including any improvements):

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF

Grantor, for the Consideration and subject to the reservations from and exceptions to conveyance and warranty, grants, sells, and conveys to Grantee the Property, together with all and singular the rights and appurtenances thereto in any wise belonging, to have and hold it to Grantee, Grantee's heirs, executors, administrators, successors, or assigns, as the case may be forever. Grantor binds Grantor and Grantor's heirs, executors, administrators, successors and assigns, as the case may be, to warrant and forever defend all and singular the property to Grantee and Grantee's heirs, executors, administrators, successors and assigns, against every person whomsoever lawfully claiming or to claim the same as part thereof, except as to the reservations from and exceptions to conveyance and warranty.

GRANTOR AND GRANTEE EXPRESSLY AGREE TO AND ACKNOWLEDGE THE FOLLOWING:

This conveyance is made subject to the following:

That certain Mortgage dated 05/06/05, signed by CHERI D JOHNSON AND RUTH E. MEBANE, recorded as INSTRUMENT NO. 0513842322 ON 05/18/2005, of the official public records of COOK County, ILLINOIS; securing repayment of that certain Note of the same date, in the amount of \$315,800.00, payable to GREENPOINT MORTGAGE FUNDING, INC. ("Lien"). The Lien will remain secured against the Property until released by written instrument (the "Release") executed by Grantee and recorded in the official real property records of COOK County, ILLINOIS. The Release may be made at Grantee's sole discretion.



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This Warranty Deed and the conveyances being made by it are being executed, delivered, and accepted in lieu of foreclosure of the mortgage, deed of trust, security agreement, and financing statement described above and will be interpreted and construed as a foreclosure of the Lien(s) and as an absolute conveyance to Grantee of all right, title, and interest in the Property, including specifically but without limitation any equity or rights of redemption of Grantor or others in or to the Property.

Neither Grantor nor Grantee intend to be, and there will not be, a merger of any of the Lien(s) with the title or other interest of Grantee by virtue of this conveyance. The parties expressly provide that each interest in the Lien(s), will remain separate and distinct from the title to the Property. For the purpose of priority between intervening or inferior liens, claims, encumbrances on or against the Property and the Lien(s) all rights of Grantee to exercise its remedies of foreclosure by private power of sale or by judicial foreclosure of any of the Lien(s) or any other remedies are expressly preserved and, for purposes of limitations and any other applicable time-bar defenses, are expressly extended by this Warranty Deed.

The priority of the Lien(s) is intended to be and will remain in full force and effect, and nothing in this Warranty Deed or in any instruments executed in connection with this Warranty Deed will be construed to subordinate the priority of the Lien(s) to any other liens or encumbrances.

The acceptance of this Warranty Deed by Grantee is expressly conditioned on the representation and warranty of Grantor that title to the Property is a good and indefeasible title. If title to the Property is not good and indefeasible as stated above, then, at Grantee's sole option, Grantee may, in addition to any other remedy available to it under this Warranty Deed or at law or in equity, reinstate the Obligations, and cancellation of the Obligations and any qualifications on the Lien(s), as stated above, will be null and void for all purposes.



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Loan No: 7131241122

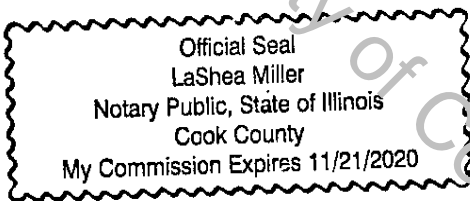
Data ID: 421

Cheri Johnson AKA Cherie D. Johnson (Seal)

 CHERI D. JOHNSON AKA CHERIE D.
 JOHNSON —Grantor

STATE OF Illinois §
 COUNTY OF Cook §

The foregoing instrument was acknowledged before me this 20th day of October,
 2018, by CHERI D. JOHNSON AKA CHERIE D. JOHNSON



LaShea Miller

 Notary Public
LaShea Miller

 (Printed Name)

My commission expires: 11/21/2020

Exempt under 35 ILCS 200/31-45 paragraph (1), Section 4, Real Estate Transfer Tax Act

10/20/2018

 Date
Cheri Johnson

 Signature of Payer, Seller or Representative



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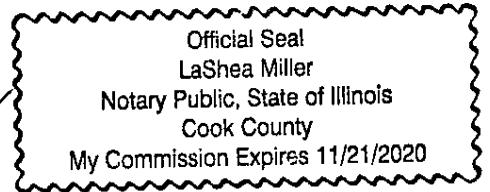
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STATEMENT BY GRANTOR AND GRANTEE

The **Grantors** affirm that, to the best of Grantors' knowledge, the name of the **Grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated October 26, 2018

Signature: Cheri D. Johnson aka Cherie D. Johnson
Cheri D. Johnson aka Cherie D. Johnson, Grantor



Subscribed and sworn to before me

By the said grantor, Cheri D. Johnson aka Cherie D. Johnson

This 20th day of October, 2018

Notary Public LaShea Miller

The **Grantee** or its agent affirms and verifies that the name of the **Grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Date October 20, 2018

Deutsche Bank National Trust Company, as Trustee for Greenpoint Mortgage Funding Trust 2005-HY1, Asset Backed Certificates, Series 2005-HY1

Signature: Emily Thomas, Grantee or Agent

Name: Emily Thomas

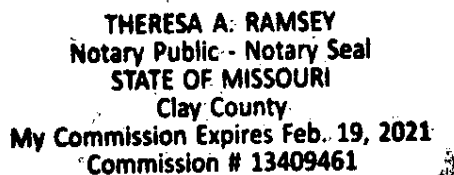
Title: Title officer

Subscribed and sworn to before me

By the said Emily Thomas

This 20th day of Oct., 2018

Notary Public Theresa A. Ramsey



Note: Any person who knowingly submits a false statement concerning the identity of a **Grantee** shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to **deed** or **ABI** to be recorded in Cook County, Illinois if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

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EXHIBIT "A"

Parcel A:

Unit H-400 and Parking Space P-40 in the State Place Condominium, as delineated on a survey of part of the following described real estate:

Parcel 1:

Sublots 1 and 2 of Lot 2, Sublots 1 and 2 of Lot 3, Sublots 1 and 2 of Lot 6, Sublots 1 and 2 of Lot 7 and Sublots 1 and 2 of Lot 10, all in Block 22 in Canal Trustees' Subdivision of Fractional Section 15 Addition to Chicago, according to the plat thereof filed September 1, 1848 as Document Number 20751 and re-recorded September 24, 1877 as Document Number 151610 (Except the West 27 feet of said Sublots taken for widening State Street); and also, Lots 1, 2, 3, 4, 5, 6, 7, and 8 in Jackson's Subdivision of Lots 11 and 14 in Block 22, in Fractional Section 15 Addition to Chicago, according to the plat thereof filed for record May 5, 1877 as Document Number 133390 (Except the West 27 feet of said Lots 1 through 7 taken for widening State Street), all in Section 15, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2:

That part of vacated South State Street lying West of the East line of the West 27.0 feet of Lots 2, 3, 6, 7, and 10 in Block 22 in Canal Trustee's Subdivision, aforesaid, and lying West of Lots 1 through 7 both inclusive, in Jackson's Subdivision, aforesaid, and lying East of a line 1.50 feet West of and parallel with the East line of the West 27.0 feet of Lots 2, 3, 6, 7, and 10 in Canal Trustee's Subdivision, aforesaid, as extended Southerly to the North line of E. Roosevelt Road, lying Southerly of the South line of E. 11th Street, and North of the North line of E. Roosevelt Road, pursuant to that certain vacation Ordinance recorded August 29, 2003 as Document Number 0324119133.

Which survey is attached as Exhibit B to the Declaration of Condominium recorded December 9, 2004 as Document Number 0434410057, as amended from time to time, together with its undivided percentage interest in the common elements, in Cook County, Illinois.

Parcel B:

Easements for the benefit of Parcel A as created by Declaration of Covenants, Conditions, Restrictions and Easements recorded December 9, 2004 as Document Number 0434410056 made by State Street Associates, LLC, an Illinois limited liability company, as Declarant, for ingress and egress, structural support, maintenance, encroachments and use of common walls, ceilings and floors over and across the retail property as more fully described therein and according to the terms set forth therein.