

UNOFFICIAL COPY

PREPARED BY:
Codilis & Associates, P.C.
Jennifer Moses, Esq.
15W030 N. Frontage Rd.
Burr Ridge, IL 60527

Doc#: 2009020080 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 03/30/2020 09:29 AM Pg: 1 of 2

Dec ID 20200201623113
ST/CO Stamp 2-038-522-080 ST Tax \$242.00 CO Tax \$121.00

MAIL TAX BILL TO:

Weston Wheelahan
1100 Potter Rd
Park Ridge, IL 60068

MAIL RECORDED DEED TO:

Weston Wheelahan
1100 Potter Rd
Park Ridge IL 60068

SPECIAL WARRANTY DEED

THE GRANTOR, U.S. Bank National Association, not individually but solely as Trustee for BlueWater Investment Trust 2018-1 who acquired title as U.S. Bank National Association, not individually but solely as Trustee for BlueWater Investment Trust 2018-1, if Non-Trustee state: BlueWater Investment Trust 2018-1, of 425 S. Financial Pl., Suite 2000 Chicago, IL 60605, a corporation organized and existing under the laws of , for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, GRANTS, CONVEYS AND SELLS to THE GRANTEE(S) Weston Wheelahan, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

LOT 51 (EXCEPTING THEREFROM THAT PART THEREOF LYING SOUTHWESTERLY OF A LINE PARALLEL WITH AND 73 FEET NORTHEASTERLY, MEASURED AT RIGHT ANGLES FROM THE NORTHEASTERLY RIGHT OF WAY LINE OF THE CHICAGO AND NORTH WESTERN RAILWAY) IN PETER M. HOFFMAN'S GREATER PARK RIDGE SUBDIVISION IN THAT PART OF THE SOUTHEAST QUARTER OF SECTION 21, AND THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 22, LYING NORTH OF THE NORTHERLY LINE OF THE RIGHT OF WAY OF THE CHICAGO AND NORTHWESTERN RAILWAY COMPANY, IN TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS AS PER PLAT RECORDED IN THE RECORDER'S OFFICE OF SAID COOK COUNTY ON AUGUST 25, 1924 AS DOCUMENT NUMBER 8564763.

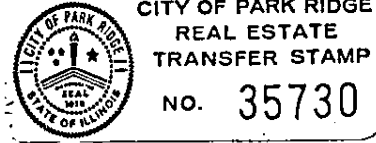
PERMANENT INDEX NUMBER: 09-22-316-029-0000
PROPERTY ADDRESS: 1100 Potter Rd, Park Ridge, IL 60068

GRANTOR, for itself and its successors and assigns, hereby covenants and represents that it has not done, or suffered to be done, anything whereby the premises hereby conveyed is, or may be, in any manner encumbered or charged, except as recited herein, and that it will warrant and defend the premises against all persons lawfully claiming by, through or under grantor, subject to: general real estate taxes not yet due or payable, any special assessments not yet due or payable; building, building line and use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances, easements for public utilities; drainage ditches, feeders and drain tile, pipe or other conduit and all other matters of record affecting the property.

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Special Warranty Deed - *Continued*

Dated this February 21, 2020



U.S. Bank National Association, not individually but solely as Trustee for BlueWater Investment Trust 2018-1 who acquired title as U.S. Bank National Association, not individually but solely as Trustee for BlueWater Investment Trust 2018-1, if Non-Trustee state: BlueWater Investment Trust 2018-1

By:

Michael Brooks

REO Closing Coordinator
Fay Servicing, LLC, A-I-F

STATE OF Florida)
COUNTY OF Hillsborough)

SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Michael Brooks ^{REO Closing Coordinator} _{Fay Servicing, LLC, A-I-F} personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument, as his/her/their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this February 21, 2020



Notary Public

My commission expires: _____

Exempt under the provisions of paragraph _____
Section 4, of the Real Estate Transfer Act _____ Date
_____ Agent.