

UNOFFICIAL COPY

Doc#: 2209606064 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 04/06/2022 07:06 AM Pg: 1 of 4

Dec ID 20220301665393
ST/CO Stamp 1-078-346-640 ST Tax \$350.00 CO Tax \$175.00

SCKL210832814
FIDELITY NATIONAL TITLE
10/2

Commitment Number: 210832814
Seller's Loan Number: 0024813768

This instrument prepared by: Ross M. Rosenberg, Esq., Rosenberg LPA LLC, Attorneys At Law, 101 South Reid Street, Suite 307, Sioux Falls, South Dakota 57103 (513) 247-9605.

After Recording Return To:
ServiceLink, LLC
1400 Cherrington Parkway
Moon Township, PA 15108

GRANTEES ADDRESS

Mail Tax Statements To: ANITA NAKOV and BOJAN ANDONOV: 1904 N CARLYLE PL, ARLINGTON HEIGHTS, IL 60004

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
03-17-401-023-0000

SPECIAL/LIMITED WARRANTY DEED

U.S. BANK NA, SUCCESSOR TRUSTEE TO BANK OF AMERICA, NA, SUCCESSOR IN INTEREST TO LASALLE BANK NA, AS TRUSTEE, ON BEHALF OF THE HOLDERS OF THE WAMU MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-AR11, whose mailing address is 3217 S. DECKER LAKE DR., SALT LAKE CITY, UT 84119, hereinafter grantor, for \$10.00 (Ten Dollars and Zero Cents) in consideration paid, grants with covenants of special warranty to ANITA NAKOV and BOJAN ANDONOV, hereinafter grantee, whose tax mailing address is 1904 N CARLYLE PL, ARLINGTON HEIGHTS, IL 60004, the following real property:

ALL THAT CERTAIN PARCEL OF LAND SITUATE IN THE COUNTY OF COOK, AND STATE OF ILLINOIS, BEING KNOWN AND DESIGNATED AS FOLLOWS:

LOT 19 OF WILLOW PLACE UNIT 1, SUBDIVISION BEING A SUBDIVISION OF PART OF THE EAST ½ OF THE SOUTHEAST ¼ OF SECTION 17, TOWNSHIP 42

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NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property Address: 1904 N CARLYLE PL, ARLINGTON HEIGHTS, IL 60004

Parcel Number: 03-17-401-023-0000

Prior instrument reference: 2200307170

Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantee forever.

Grantor will warrant and defend against all lawful claims of all persons claiming by, through or under grantor, and no others.

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Executed by the undersigned on MAR 22 2022 :

U.S. BANK NA, SUCCESSOR TRUSTEE TO BANK OF AMERICA, NA, SUCCESSOR IN INTEREST TO LASALLE BANK NA, AS TRUSTEE, ON BEHALF OF THE HOLDERS OF THE WAMU MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-AR11, By Select Portfolio Servicing, Inc., as Attorney in Fact.

MAR 22 2022
By: _____
Name: Terry Boren
Its: Document Control Officer

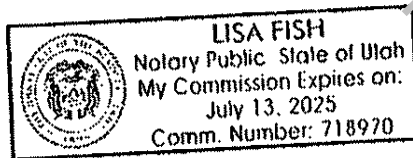
STATE OF Utah
COUNTY OF Salt Lake

The foregoing instrument was acknowledged before me on MAR 22 2022. Before me, LISA FISH, a Notary Public of said State and County aforesaid, personally appeared Terry Boren Its ** on behalf of Select Portfolio Servicing, Inc., as Attorney in Fact for **U.S. BANK NA, SUCCESSOR TRUSTEE TO BANK OF AMERICA, NA, SUCCESSOR IN INTEREST TO LASALLE BANK NA, AS TRUSTEE, ON BEHALF OF THE HOLDERS OF THE WAMU MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-AR11** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself or herself to be Document Control Officer of Select Portfolio Servicing, Inc. its Attorney In Fact, and that he or she executed the foregoing instrument for the purposes contained herein by personally signing the above described instrument.

*Personally Known

** Document Control Officer

Lisa Fish
Notary Public



REAL ESTATE TRANSFER TAX		04-Apr-2022
COUNTY:		175.00
ILLINOIS:		350.00
TOTAL:		525.00
03-17-401-023-0000		20220301685393 1-078-346-640

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**MUNICIPAL TRANSFER STAMP
(If Required)**

**COUNTY/ILLINOIS TRANSFER STAMP
(If Required)**

EXEMPT under provisions of Paragraph _____ Section 31-45, Property Tax Code.

Date: _____

Agent

Property of Cook County Clerk's Office