

# UNOFFICIAL COPY

2022-02813-P7

Doc#: 2229801126 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 10/25/2022 11:55 AM Pg: 1 of 2

**SPECIAL WARRANTY DEED**  
**Statutory (Illinois)**  
**(Corporation to Individual)**

Dec ID 20221001660859  
ST/CO Stamp 0-107-426-128 ST Tax \$203.00 CO Tax \$101.50

MAIL TO:

Frank Ryan Atty  
P.O. Box 156  
OAK Forest, IL 60452

NAME & ADDRESS OF TAXPAYER:

Jeff Gardley  
19512 Sequoia Avenue  
Lynwood, IL 60411

17700 Stonebridge Drive  
Hazel Crest IL 60429

THE GRANTOR, U.S. Bank National Association, as Indenture Trustee for the CIM Trust 2019-R3 Mortgage Backed Notes, Series 2019-R3, a corporation created and existing under and by virtue of the laws of the State of Delaware and duly authorized to transact business in the State of Illinois, party of the first part, for and in consideration of Ten (\$10.00) Dollars and other good and valuable consideration in hand paid, and pursuant to authority given by the Board of Directors of said corporation, by these presents does Remise, Release, Alien and Convey to, Jeff Gardley, of 19512 Sequoia Avenue, Lynwood, IL 60411, party of the second part, all interest in the following described Real Estate situated in Cook County and the State of Illinois, to wit:

LOT 24 IN OAKWOOD MANOR SUBDIVISION, BEING A SUBDIVISION OF PART OF THE EAST 1/2 OF THE WEST 1/2 (EXCEPT THE WEST 200 FEET OF THE NORTH 435.60 FEET THEREOF) OF THE NORTHEAST 1/4 OF SECTION 7, TOWNSHIP 35 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Together with all and singular the hereditaments and appurtenances thereto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: to have and to hold the said premises as above described, with the appurtenances, unto the party of the second part, their heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, their heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner incumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it will warrant and defend, subject to:

The Warranties given herein are limited to the acts of the Grantor and subject to easements, covenants and restrictions of record.

Permanent Index No.(s): 33-07-206-054-0000  
Property Address: 19512 Sequoia Avenue, Lynwood, IL 60411

PREMIER TITLE



DAL 72418746 WD101 01 0102

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In Witness Whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed in the presence of its X \_\_\_\_\_, this X 11 day of X October, 20 22.

**Assistant Secretary**

Name of Corporation: U.S. Bank National Association, as Indenture Trustee for the CIM Trust 2019-R3 Mortgage Backed Notes, Series 2019-R3, by Nationstar Mortgage, LLC dba Mr. Cooper, as Attorney in Fact

By X Sherry Sumerauer  
**Assistant Secretary**

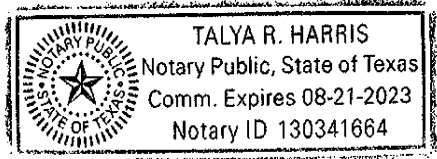
IMPRESS  
CORPORATE SEAL  
HERE

\_\_\_\_\_  
Name Title

STATE OF Texas  
COUNTY OF Denton )SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT X Sherry Sumerauer personally known to me to be the X Assistant Secretary of Nationstar Mortgage, LLC dba Mr. Cooper, as Attorney in Fact for U.S. Bank National Association, as Indenture Trustee for the CIM Trust 2019-R3 Mortgage Backed Notes, Series 2019-R3, and personally known to me to be the same persons whose name is subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such X Assistant Secretary they signed and delivered the said instrument and caused the corporate seal of said corporation, as their free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this X 11 day of X October, 20 22



X Talya Harris Notary Public  
My commission expires X 08-21-2023

COUNTY – ILLINOIS TRANSFER STAMPS  
Exempt Under Provision of  
Paragraph \_\_, Section 4,  
Real Estate Transfer Act  
Date: \_\_\_\_\_  
Signature: \_\_\_\_\_

Instrument prepared by without examination of title:  
Diaz Anselmo & Associates LLC  
1771 W. Diehl Ste 120  
Naperville, IL 60563

PREMIER TITLE, 1000 JORIE BLVD. #136, OAK BROOK, IL 60523

Property Address: 19512 Sequoia Avenue, Lynwood, IL 60411

\*\* This conveyance must contain the name and address of the Grantee for tax billing purposes: (Chap. 55 ILCS 5/3-5020) and name and address of the person preparing the instrument: (Chap. 55 ILCS 5/3-5022).

RE612-SWD

