

UNOFFICIAL COPY

Doc#: 2230013093 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 10/27/2022 03:01 PM Pg: 1 of 5

Dec ID 20221001671255
ST/CO Stamp 1-700-688-208 ST Tax \$215.00 CO Tax \$107.50
City Stamp 0-990-884-176 City Tax: \$2,257.50

Commitment Number: 220158573
Seller's Loan Number: 0021855671

This instrument prepared by: Carlos Del Rio, Esq., 8940 Main Street, Clarence, NY 14031, 866-333-3081.

After Recording Return To:
ServiceLink, LLC
1325 Cherrington Parkway
Coraopolis, PA 15108

Mail Tax Statements To: LAWRENCE STARKMAN: 1569 Sherman Ave Evanston, IL
60201

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
19-03-312-023-0000

SPECIAL/LIMITED WARRANTY DEED

The grantor, TOWD POINT MORTGAGE TRUST 2017-FRE2, U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE, whose tax-mailing address is 3217 S. Decker Lake Dr., Salt Lake City, UT 84119, for and in consideration of \$215,000.00 (Two Hundred Fifteen Thousand Dollars and Zero Cents), hereby grants, bargains, sells, and conveys to the grantee, LAWRENCE STARKMAN, whose tax mailing address is 509 Sherman Ave Evanston, all of the following described and the improvements thereon situated in the County of Cook, State of Illinois, legally described and known as follows:

LOT 146, (EXCEPT THE NORTH 64 FEET THEREOF), IN FREDERICK H. BARTLETT'S 48TH AVENUE SUBDIVISION OF LOT "A" (EXCEPT THE RAILROAD), IN THE CIRCUIT COURT PARTITION OF THE SOUTH 1/2 OF THAT PART OF THE NORTHWEST 1/4, LYING SOUTH OF THE ILLINOIS AND MICHIGAN CANAL RESERVE, IN SECTION 3, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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Property Address is: 4624 S KEATING AVE, CHICAGO, IL 60632

Property Index No. 19-03-312-023-0000

Prior instrument reference: 2206219011

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 OCT 17 2022:

TOWD POINT MORTGAGE TRUST 2017-FRE2, U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE, By Select Portfolio Servicing, Inc., as Attorney in Fact

By: [Signature] OCT 17 2022

Name: Terry Boren

Its: Document Control Officer

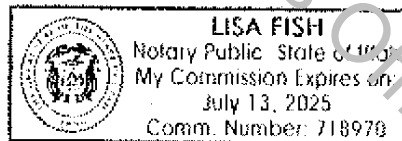
STATE OF Utah
COUNTY OF Salt Lake

The foregoing instrument was acknowledged before me on OCT 17 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 **TOWD POINT MORTGAGE TRUST 2017-FRE2, U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE** 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

[Signature]
Notary Public



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Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX 26-Oct-2022

CHICAGO:	1,612.50	
CTA:	645.00	
TOTAL:	2,257.50 *	





19-03-312-023-0000 | 2022001671255 | 0-990-884-176

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

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Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX		26-Oct-2022
	COUNTY:	107.50
	ILLINOIS:	215.00
	TOTAL:	322.50
19-03-312-023-0000	120221001671255	1-700-688-208