

# UNOFFICIAL COPY

## QUIT CLAIM DEED

Mail to:

Grantees Address:

Federal Home Loan Mortgage Corporation

-

8200 Jones Branch Drive

McLean, VA 22102

(703) 903-2000

Send subsequent tax bills to:

Federal Home Loan Mortgage Corporation

-

8200 Jones Branch Drive

McLean, VA 22102

(703) 903-2000



Doc# 2313022054 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 05/10/2023 04:22 PM PG: 1 OF 4

THIS INDENTURE, made this 28<sup>th</sup> day of April, 2023, between **Nationstar Mortgage LLC** a corporation created and existing under and by virtue of the laws of the United States of America and duly authorized to transact business in the State of IL, party of the first part, and **Federal Home Loan Mortgage Corporation**, party of the second part. WITNESSETH, that the party of the first part, for and in consideration of the sum of \$10.00 (Ten dollars and no/100s) in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does CONVEY AND QUIT CLAIM unto the party of the second part, and to their heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook and the State of IL known and described as follows, to wit:

SEE ATTACHED LEGAL DESCRIPTION

SUBJECT TO ANY AND ALL COVENANTS, CONDITIONS, EASEMENTS, RESTRICTIONS AND ANY OTHER MATTERS OF RECORD.

Together with all hereditaments and appurtenances thereunder belonging, or in otherwise appertaining, and the 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 HOLD the said premises as above described, with the appurtenances, unto the part of the second part, their heirs and assigns forever.

P.I.N. (S): 28-17-416-009-1143

ADDRESS(ES) 15709 Peggy Lane, Unit 11, Oak Forest, IL 60452

REAL ESTATE TRANSFER TAX



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

28-17-416-009-1143

10-May-2023 | 20230501616324 | 1-929-155-280

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IN WITNESS WHEREOF, said party of the first part has caused its name to be signed to by its (Office) Yvonne Acosta (Name) Assistant Secretary and attested to by its (Office) Jessica Fernandez (Name) Assistant Vice President, the day and year first above written.

Nationstar Mortgage LLC

By: [Signature] Attest: [Signature]

**Jessica Fernandez**  
Assistant Vice President

State of Florida )  
County of Miami-Dade ) SS.

On 04-28-2023 before me, Daymaris Lorenzo Del Valle, personally appeared Yvonne Acosta and Jessica Fernandez, who provided to me on the basis of satisfactory evidence to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument the persons, or the entity upon behalf of which the persons acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of Florida that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

[Signature]

**Daymaris Lorenzo Del Valle**

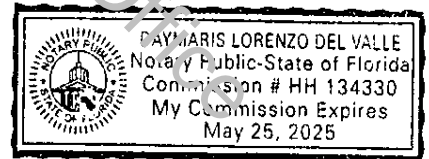
My commission expires on May 25th, 2025.

This instrument was prepared by Russell C. Wirbicki, 33 W. Monroe St., Suite 1540, Chicago, IL 60603.

Exempt from real estate transfer tax under 35 ILCS 200/31-45 \_\_\_\_\_.

Date: 04-28, 202023

[Signature]  
Buyer, Seller or Representative



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## LEGAL DESCRIPTION

UNIT 12-11 IN SHIBUI SOUTH CONDOMINIUM AS DELINEATED ON A SURVEY ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS, COVENANTS AND BY-LAWS FOR SHIBUI SOUTH CONDOMINIUM, MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST AGREEMENT DATED JANUARY 1, 1984, AND KNOWN AS TRUST NUMBER 61991, RECORDED MARCH 5, 1993 AS DOCUMENT 93168945, AS AMENDED FROM TIME TO TIME, IN THE WEST 3/4 OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, AS AMENDED FROM TIME TO TIME.

Address: 15709 Peggy Lane, Unit 11, Oak Forest, IL 60452

P.I.N.(S): 28-17-416-009-1143

W20-0360

Property of Cook County Clerk's Office

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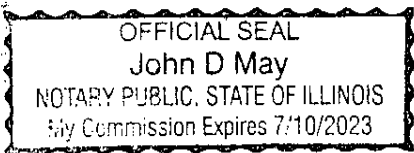
## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his 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 MAY 9, 2023, 2023

Signature: [Handwritten Signature]  
Grantor or Agent

Subscribed and sworn to before me  
By the said Grantor  
This 9<sup>th</sup> day of May, 2023  
Notary Public [Signature]

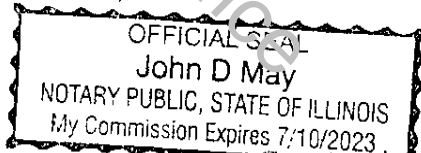


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 MAY 9, 2023

Signature: [Handwritten Signature]  
Grantee or Agent

Subscribed and sworn to before me  
By the said Grantee  
This 9<sup>th</sup> day of May, 2023  
Notary Public [Signature]



**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.)