



Doc# 2329022034 Fee \$88.00

TS-2023-1013 1of2  
MAIL TO:

RHSP FEE:\$18.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 10/17/2023 12:32 PM PG: 1 OF 3

Delta Assets LLC

8437 Bell Oaks Drive

Newburgh, IN 47630

## SPECIAL WARRANTY DEED

THIS INDENTURE, made this 24 day of August, 2023, between **U.S. Bank National Association, as Trustee for GSAA Home Equity Trust 2006-14, Asset-Backed**, (8950 Cypress Waters Blvd, Coppel, TX 75019), a corporation created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of ILLINOIS, party of the first part, and **Delta Assets LLC** (8437 Bell Oaks Drive, Newburgh, IN 47630) 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 REMISE, RELEASE, ALIEN AND CONVEY 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 Illinois known and described as follows, to wit:

LOT 15 IN BLOCK 2 IN HENRIKSEN BROTHERS' LYMAN SUBDIVISION, BEING A RESUBDIVISION OF LOTS 1 TO 46 INclusive IN KA M. COBE'S SUBDIVISION OF THE WEST 1/2 OF LOT 3, AND ALL OF LOT 4 IN HENRY C. WILSON'S SUBDIVISION OF THE NORTH 1/2 OF THE EAST 10 ACRES OF THE WEST 1/2 OF THE EAST 1/2 OF THE NORTHWEST 1/4 AND NORTH 1/2 OF THE EAST 1/2 OF THE EAST 1/2 OF THE NORTHWEST 1/4 (EXCEPT THE EAST 337 FEET THEREOF) IN SECTION 17, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

PERMANENT REAL ESTATE INDEX NUMBER(S): 16-17-114<sup>D</sup>15-0000  
PROPERTY ADDRESS: 646 Lyman Avenue, Oak Park, IL 60304

Together with all and singular the hereditament 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 hereditament 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.

The Grantor promises or covenants to defend title to the property from and against all lawful claims and demands of all persons claiming by, through or under Grantor and none other.

# UNOFFICIAL COPY

U.S. Bank National Association, as Trustee for GSAA  
Home Equity Trust 2006-14, Asset-Backed  
By Nationstar Mortgage, LLC as Attorney in Fact  
By McCalla Raymer Leibert Pierce, LLC as Attorney in Fact

By: *CMG ALF*  
Stuart Gordan, Esq., Authorized Representative

STATE OF GEORGIA  
COUNTY OF FULTON

I, *Piper E. Witkowski*, a notary public in and for said County, in the State aforesaid, do hereby certify that Stuart Gordan, personally known to me and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as the attorney in fact, he signed and delivered the said instrument as their free and voluntary act, and as the free and voluntary act and deed for the uses and purposes therein set forth.

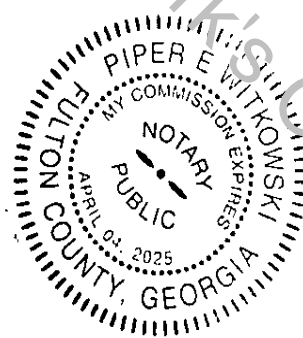
SIGNED OR ATTESTED BEFORE ME this *24* day of August, 2023.

*Piper E. Witkowski*  
NOTARY PUBLIC

My commission expires:



This Instrument was prepared by:  
Stuart Gordan, Esq.  
McCalla Raymer Leibert Pierce, LLC  
1 North Dearborn, Suite 1200,  
Chicago, IL 60602

Please send subsequent tax bills to:  
*Delta Assets LLC*  
*8437 Bell oaks Drive*  
*Newburgh, IN 47630*





**Real Estate Transfer Tax**

\$2,776.00

9449

REAL ESTATE TRANSFER TAX		17-Oct-2023
	COUNTY:	173.25
	ILLINOIS:	346.50
	TOTAL:	519.75
16-17-114-015-0000		20230901636405   1-373-613-008

# UNOFFICIAL COPY

**Exhibit "A"**  
**Property Description**

LOT 15 IN BLOCK 2 IN HENRIKSEN BROTHERS' LYMAN SUBDIVISION, BEING A RESUBDIVISION OF LOTS 1 TO 46 INCLUSIVE IN IRA M. COBE'S SUBDIVISION OF THE WEST 1/2 OF LOT 3, AND ALL OF LOT 4 IN HENRY C. WILSON'S SUBDIVISION OF THE NORTH 1/2 OF THE EAST 10 ACRES OF THE WEST 1/2 OF THE EAST 1/2 OF THE NORTHWEST 1/4 AND NORTH 1/2 OF THE EAST 1/2 OF THE EAST 1/2 OF THE NORTHWEST 1/4 (EXCEPT THE EAST 337 FEET THEREOF) IN SECTION 17, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office