



2329315045D

Doc# 2329315045 Fee \$88.00

AFTER RECORDING RETURN TO:
Timios, Inc.
5716 Corsa Avenue
Suite 102
Westlake Village, CA 91362
File No. 323672

RHSP FEE:\$18.00 RPRF FEE: \$1.00
KAREN A. YARBROUGH
COOK COUNTY CLERK
DATE: 10/20/2023 02:49 PM PG: 1 OF 5

NAME AND ADDRESS OF TAXPAYER:
U.S. Bank National Association, as Trustee for
Mortgage Equity Conversion Asset Trust 2011-1
One Federal Street 3rd Floor
Boston, MA 02110

This document prepared by:
Courtney E. Dec, Esq.
8940 Main Street
Clarence, NY 14031
866-333-3081

Parcel ID No.: 16-09-219-048-0000

QUITCLAIM DEED

THIS DEED made and entered into on this 10 day of AUGUST, 2023, by and between **Mortgage Assets Management, LLC**, whose address is 14405 Walters Road, Suite 200, Houston, TX 77014, hereinafter referred to as Grantor(s) and **U.S. Bank National Association, as Trustee for Mortgage Equity Conversion Asset Trust 2011-1**, whose address is One Federal Street 3rd Floor, Boston, MA 02110, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s), for and in consideration of the sum of ONE and NO/100 (\$1.00) DOLLAR and other good and valuable consideration, the receipt of which is hereby acknowledged, does this day remise, release and quitclaim to the said Grantee(s) the following described real estate located in Cook County, State of Illinois:


SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.


Property commonly known as: 550 N Lavergne Ave, Chicago, IL 60644

"Exempt under provision of Paragraph E"

Section 31-45; Real Estate Transfer Tax Act

10/18/2023
Date




Signature of Buyer, Seller or Representative

REAL ESTATE TRANSFER TAX	20-Oct-2023
	CHICAGO: 0.00
	CTA: 0.00
	TOTAL: 0.00 *

16-09-219-048-0000 | 20231001653636 | 0-950-844-368

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

This conveyance is subject to easements, covenants, conditions, restrictions, reservations, rights-of-way and limitations of record, if any.

REAL ESTATE TRANSFER TAX	20-Oct-2023
 	COUNTY: 0.00
	ILLINOIS: 0.00
	TOTAL: 0.00

16-09-219-048-0000 | 20231001653636 | 0-337-304-528

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TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee(s) and unto the heirs, administrators, successors or assigns of the Grantee(s) forever in FEE SIMPLE.

IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed this deed, this 10 day of AUGUST, 2023.

PHH Mortgage Corporation DBA PHH Mortgage Services, as Attorney in Fact for Mortgage Assets Management, LLC

By: Tawana Maxwell

Name: Tawana Maxwell

Title: Auth. Signor

STATE OF TEXAS
COUNTY OF HARRIS

This instrument was acknowledged before me on 10 day of AUGUST, 2023 by Tawana Maxwell as

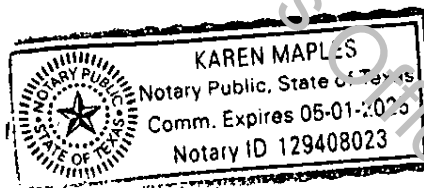
AUTH SIGNER of **PHH Mortgage Corporation DBA PHH Mortgage Services, as Attorney in Fact for Mortgage Assets Management, LLC**

Karen Maples

(Signature of Notary Public)

Print Name: KAREN MAPLES

My commission expires: 05/01/2025



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EXHIBIT "A"
LEGAL DESCRIPTION

THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE COUNTY OF COOK
IN THE STATE OF ILLINOIS, TO WIT:

LOT 6 AND THE SOUTH 6 FEET 3 INCHES OF LOT 5 IN BLOCK 1 IN SIMM'S
SUBDIVISION OF THE SOUTH 1/2 OF THE EAST 1/2 OF THE WEST 1/2 OF THE
NORTHEAST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE
THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL ID: 16-09-219-048-0000

Property commonly known as: 550 N Lavergne Ave, Chicago, IL 60644

Property of Cook County Clerk's Office

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PLAT ACT AFFIDAVIT

State of Illinois

} SS.

County of _____

_____, being duly sworn on oath, states that _____ resides at _____. That the attached deed is not in violation of 765 ILCS 205/1 for one of the following reasons:

1. Said Act is not applicable as the grantors own no adjoining property to the premises described in said deed;
- OR -
the conveyance falls in one of the following exemptions as shown by Amended Act which became effective July 17, 1959.
2. The division or subdivision of the land into parcels or tracts of five acres or more in size which does not involve any new streets or easements of access.
3. The divisions of lots or blocks of less than one acre in any recorded subdivision which does not involve any new streets or easements of access.
4. The sale or exchange of parcels of land between owners of adjoining and contiguous land.
5. The conveyance of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
6. The conveyance of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
7. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
8. Conveyances made to correct descriptions in prior conveyances.
9. The sale or exchange of parcels or tracts of land existing on the date of the amendatory Act into no more than two parts and not involving any new streets or easements of access.
10. The sale of a single lot of less than 5.0 acres from a larger tract when a survey is made by an Illinois registered surveyor; provided, that this exemption shall not apply to the sale of any subsequent lots from the same larger tract of land, as determined by the dimensions and configuration of the larger tract on October 1, 1973, and provided also that this exemption does not invalidate any local requirements applicable to the subdivision of land. Amended by P.A. 80-318, 1 eff. October 1, 1977.

CIRCLE THE NUMBER ABOVE WHICH IS APPLICABLE TO THE ATTACHED DEED.

Affiant further state that _____ makes this affidavit for the purpose of inducing the Clerk's Office of Cook County Illinois, to accept the attached deed for recording.

[Handwritten Signature]

SUBSCRIBED and SWORN to before me

this 10 day of August, 2023

Karen maples

