

# UNOFFICIAL COPY

When Recorded Return To:  
Wells Fargo Bank, N.A.  
C/O Nationwide Title Clearing,  
LLC 2100 Alt. 19 North  
Palm Harbor, FL 34683

Doc#: 2408724123 Fee: \$107.00  
KAREN A. YARBROUGH  
COOK COUNTY CLERK'S OFFICE  
Date 3/27/2024 10:20 AM Pg: 1 of 2

## ASSIGNMENT OF MORTGAGE

FOR GOOD AND VALUABLE CONSIDERATION, the sufficiency of which is hereby acknowledged, the undersigned, **WELLS FARGO BANK, N.A., WHOSE ADDRESS IS, 1 HOME CAMPUS, DES MOINES, IA 50328, (ASSIGNOR)**, by these presents does convey, grant, assign, transfer and set over the described Mortgage with all interest secured thereby, all liens, and any rights due or to become due thereon to **NATIONSTAR MORTGAGE LLC, WHOSE ADDRESS IS 8950 CYPRESS WATERS BLVD., COPPELL, TX 75019 (888)480-2432, ITS SUCCESSORS OR ASSIGNS, (ASSIGNEE)**.

Said Mortgage is dated 06/22/2012, and made by **JAN SHERIDAN** to **WELLS FARGO BANK, N.A.** and recorded 06/25/2012 in the records of the Office of the Recorder of **COOK** County, **Illinois**, in **Document # 1217746111**.

Upon the property situated in said State and County as more fully described in said Mortgage or herein to wit:  
**SEE EXHIBIT A ATTACHED**

Parcel ID Number 23-14-302-017-1002

Property is commonly known as: 11045 THERESA CIRCLE UNIT # 1B, PALOS HILLS, IL 60465.

**Dated this 27th day of March in the year 2024**  
**WELLS FARGO BANK, N.A.**



**ALAN BAKER**

### VICE PRESIDENT LOAN DOCUMENTATION

All persons whose signatures appear above are employed by NTC, have qualified authority to sign and have reviewed this document and supporting documentation prior to signing.

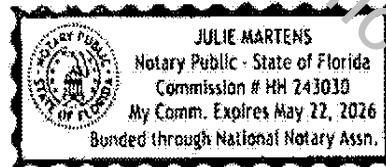
STATE OF FLORIDA COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization on this 27th day of March in the year 2024, by Alan Baker as VICE PRESIDENT LOAN DOCUMENTATION of WELLS FARGO BANK, N.A., who, as such VICE PRESIDENT LOAN DOCUMENTATION being authorized to do so, executed the foregoing instrument for the purposes therein contained. He/she/they is (are) personally known to me.



**JULIE MARTENS**

**COMM EXPIRES: 5/22/2026**



Document Prepared By: Jennifer Zak/NTC, 2100 Alt. 19 North, Palm Harbor, FL 34683 (800)346-9152  
WFBAS 435477704 WFGSE 2023-03A DOCR T272403-08:56:00 [C-2] EFRMIL1



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## 'EXHIBIT A'

PARCEL 1: UNIT NUMBER 1B, AND GARAGE UNIT G1 IN GREEN VALLEY ESTATES CONDOMINIUM, UNIT EIGHT AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THAT PART OF THE SOUTHWEST 1/4 AND THE SOUTH EAST 1/4 OF SECTION 14, TOWNSHIP 37 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:: COMMENCING AT THE SOUTHEAST CORNER OF SAID SOUTHWEST 1/4 OF SECTION 14; THENCE WESTERLY ALONG THE SOUTH LINE OF SAID SOUTHWEST 1/4 OF SECTION 14 A DISTANCE OF 133.52 FEET TO A POINT; THENCE NORTHERLY ALONG A DISTANCE OF 94.94 FEET TO A POINT OF BEGINNING; THENCE NORTHEASTERLY ALONG A LINE WHICH FORMS AN ANGLE TO THE RIGHT OF 63 DEGREES 46 MINUTES 50 SECONDS WITH THE NORTHERLY EXTENSION OF THE LAST DESCRIBED COURSE A DISTANCE OF 101.00 FEET TO A POINT; THENCE NORTHWESTERLY AT A RIGHT ANGLES TO THE LAST DESCRIBED COURSE A DISTANCE OF 71.33 FEET TO A POINT; THENCE SOUTHWESTERLY AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE A DISTANCE OF 101.00 FEET TO A POINT; THENCE SOUTHEASTERLY AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE A DISTANCE OF 71.33 FEET TO THE POINT OF BEGINNING; ALL IN COOK COUNTY, ILLINOIS. ALSO THAT PART OF THE SOUTH EAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 14, TOWNSHIP 37 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:: COMMENCING AT THE SOUTHEAST CORNER OF SAID SOUTHWEST 1/4 OF SECTION 14; THENCE WESTERLY ALONG THE SOUTH LINE OF SAID SOUTHWEST 1/4 OF SECTION 14 A DISTANCE OF 205.90 FEET TO A POINT; THENCE NORTHERLY ALONG A LINE PERPENDICULAR TO THE SOUTH LINE OF SAID SOUTHWEST 1/4 OF SECTION 14 A DISTANCE OF 60.71 FEET TO A POINT OF BEGINNING; THENCE EASTERLY AT A RIGHT ANGLES TO THE LAST DESCRIBED COURSE A DISTANCE OF 32.00 FEET TO A POINT; THENCE NORTHERLY AT A RIGHT ANGLES TO THE LAST DESCRIBED COURSE A DISTANCE OF 144.00 FEET TO A POINT; THENCE WESTERLY AT A RIGHT ANGLES TO THE LAST DESCRIBED COURSE A DISTANCE OF 32.00 FEET TO A POINT; THENCE SOUTHERLY AT A RIGHT ANGLES TO THE LAST DESCRIBED COURSE A DISTANCE OF 144.00 FEET TO THE POINT OF BEGINNING; ALL IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 86231126 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.



\*435477704\*



\*D0105184177\*

County Clerk's Office