

# UNOFFICIAL COPY

## SPECIAL WARRANTY DEED

(Bank to Individual)

(Illinois)

THIS AGREEMENT, made this 23 day of June, 2005, between U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR MORGAN STANLEY DEAN WITTER CAPITAL 1 INC. TRUST 2001-NC4 BY IT'S ATTORNEY IN FACT OCWEN FEDERAL BANK, FSB 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 Illinois, party of the first part, and SSB REAL ESTATE SOLUTIONS, INC.

271 STEEPLECHASE WAY  
LAKE IN THE HILLS, ILLINOIS 60156

(Address of Grantee)

party of the second part, WITNES SETH, that the party of the first part, for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration 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 Bank, and these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to \_\_\_\_\_ heirs and assigns, FOREVER, all the following described real estate, situated in the County of COOK and State of Illinois known and described as follows, to wit:

### SEE ATTACHED LEGAL DESCRIPTION

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and 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 TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part, \_\_\_\_\_ heirs and assigns forever.

And the part of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, \_\_\_\_\_ heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner incumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND as to matters of title.

FIRST AMERICAN  
File # 1146022

1A11



0520811094

Doc#: 0520811094

Eugene "Gene" Moore Fee: \$54.00

Cook County Recorder of Deeds

Date: 07/27/2005 09:49 AM Pg: 1 of 4

*Handwritten signature/initials*

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Permanent Real Estate Numbers: 20-30-114-018-0000

Address of the Real Estate: 7247 S. HOYNE AVENUE, CHICAGO, IL 60636

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Director, the day and year first above written.




U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR MORGAN STANLEY DEAN WITTER CAPITAL 1 INC. TRUST 2001-NC4 BY IT'S ATTORNEY IN FACT OCWEN FEDERAL BANK, FSB



**JOSEPH HILLERY**  
Director

By *J. Hillery*  
Director

This instrument was prepared by Boiko & Osimani, P.C., Attorneys at Law, 3447 N. Lincoln Ave., Chicago, Illinois 60657.

<p>CITY TAX</p>  <p>CITY OF CHICAGO</p> <p>REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE</p> <p>JUL. 21.05</p> <p># 0000016788</p> <table border="1"> <tr><td>REAL ESTATE TRANSFER TAX</td></tr> <tr><td>0062250</td></tr> <tr><td>FP 102812</td></tr> </table>	REAL ESTATE TRANSFER TAX	0062250	FP 102812	<p>COUNTY TAX</p>  <p>COOK COUNTY</p> <p>REAL ESTATE TRANSACTION TAX</p> <p>REVENUE STAMP</p> <p>JUL. 21.05</p> <p># 0000013317</p> <table border="1"> <tr><td>REAL ESTATE TRANSFER TAX</td></tr> <tr><td>0004150</td></tr> <tr><td>FP 103028</td></tr> </table>	REAL ESTATE TRANSFER TAX	0004150	FP 103028	<p>STATE TAX</p>  <p>STATE OF ILLINOIS</p> <p>REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE</p> <p>JUL. 21.05</p> <p># 0000013111</p> <table border="1"> <tr><td>REAL ESTATE TRANSFER TAX</td></tr> <tr><td>0008300</td></tr> <tr><td>FP 103027</td></tr> </table>	REAL ESTATE TRANSFER TAX	0008300	FP 103027
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MAIL TO:

SEND SUBSEQUENT TAX BILLS TO:

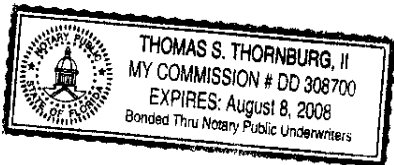
MARK J. HEUFANO  
180 N. LASALLE-1916  
CHICAGO, ILLINOIS 60601

SSB REAL ESTATE SOLUTIONS INC  
271 STARBUCKS WAY  
LAKE IN THE HILLS, IL 60155

STATE OF FLORIDA )  
 ) ss.  
COUNTY OF ORANGE )

I, Thomas S Thornburg II, a Notary Public in and for the said County, in the State afore said. DO HEREBY CERTIFY that Joseph Wilby, personally known to me to be the Director of **U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR MORGAN STANLEY DEAN WITTER CAPITAL 1 INC. TRUST 2001-NC4 BY IT'S ATTORNEY IN FACT OCWEN FEDERAL BANK, FSB**, 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 such Director, signed and delivered the said instrument and caused the corporate seal of said Bank to be affixed thereto, pursuant to authority, given by the Board of Directors of said Bank as their free and voluntary act, and as the free and voluntary act and deed of said Bank, for the uses and purposes therein set forth.

Given under my hand and official seal, this 23 day of JUNE 2005, 2005.



Thomas S Thornburg II  
Notary Public  
Commission

Expires \_\_\_\_\_

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LEGAL DESCRIPTION - EXHIBIT A

Legal Description: Lot 29 and 30 (except the North 12 1/2 feet thereof) in Block 7 in A. Herron's Subdivision of 50 acres in the East half of the Northwest quarter of Section 30, Township 38 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Index #'s: 20-30-114-018-0000 Vol. 0436

Property Address: 7247 South Hoyne Avenue, Chicago, Illinois 60636

Property of Cook County Clerk's Office