

# UNOFFICIAL COPY

# 7437997919

GEORGE E. COLE  
LEGAL FORMS

No. 803  
November 1994

## SPECIAL WARRANTY DEED (Corporation to Individual) (Illinois)

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Doc#: 0720626050 Fee: \$50.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 07/25/2007 10:17 AM Pg: 1 of 3

THIS AGREEMENT, made this 21<sup>st</sup> day of May,  
~~20~~ 2007, between \_\_\_\_\_  
The Bank of New York Trust Company, N.A., as successor to JP  
Morgan Chase Bank, as Trustee, by Residential Funding Corp. as  
Attorney in Fact under a limited power of attorney recorded as  
document #95091746

a corporation created and existing under and by virtue of the laws of the  
State of United States of America and duly authorized to transact business  
in the State of Illinois, party of the first part, and  
FLORIN ROTARU, and LENUA ROTARU A MARRIED MAN  
27419 Horne Ave., Bonita Springs, FL 34135

(Name and Address of Grantee)

party of the second part, WITNESSETH, that the party of the first part, for  
and in consideration of the sum of \*TEN\*\*  
Dollars and other good and 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 corporation, by these presents does REMISE, RELEASE, ALIEN  
AND CONVEY unto the party of the second part, and to its 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:

LOT 716 IN STRATHMORE SCHAUMBURG UNIT 8, BEING A SUBDIVISION OF PARTS OF SECTION 17 AND  
SECTION 20, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING  
TO THE PLAT THEREOF RECORDED MAY 5, 1971 AS DOCUMENT NO. 21469629, IN COOK COUNTY, ILLINOIS.

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, his heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the  
second part, his 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, subject to:

Permanent Real Estate Number(s): 07-20-208-010

Address(es) of real estate: 212 Alpine Dr., Schaumburg, IL 60194

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 \_\_\_\_\_ President, and attested by its \_\_\_\_\_ Secretary, the day and year first above written.

The Bank of New York Trust Company, N.A., as successor to JP Morgan Chase Bank, as  
Trustee, by Residential Funding Corp. as Attorney in Fact under a limited Power of  
Attorney recorded as document #95091746  
(Name of Corporation)

FIRST AMERICAN  
FILE # 1596891  
8/2/07

By \_\_\_\_\_  
President  
Attest: Shawn Doster  
Secretary

This instrument was prepared by Patrick Carey, 19418 Boulder Ridge Drive, Mokena, IL 60448  
(Name and Address)

Above Space for Recorder's Use Only

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# UNOFFICIAL COPY

MAIL TO:

Lopez & Pychells  
 (Name)  
2124 W. Division St  
 (Address)  
Chicago IL 60622  
 (City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:

Florin Rotaru and Lenuta Rotaru  
 (Name)  
212 Alpine Dr.  
 (Address)  
Schaumburg, IL 60194  
 (City, State and Zip)

OR RECORDER'S OFFICE BOX NO. \_\_\_\_\_

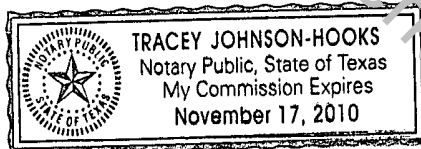
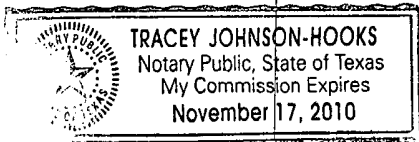
STATE OF TEXAS

COUNTY OF DALLAS } ss.

I, Tracey Johnson-Hooks a Notary Public  
 in and for the said County in the State aforesaid, DO HEREBY CERTIFY that Patrick McLean  
 personally known to me to be the VICE President of REC  
 a New York corporation, and Shanel Dasser-Ten, personally known to me to be the  
 Secretary of said corporation, and personally known to me to be the same persons whose  
 names are subscribed to the foregoing instrument, appeared before me this day in person, and severally acknowledged that  
 as such President and Secretary, they signed and  
 delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to  
 authority, given by the Board of Directors of said corporation as their free and voluntary  
 act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 27 day of July 2007.

Tracey Johnson-Hooks  
 Notary Public  
 Commission Expires 11-17-10



|                          |          |           |
|--------------------------|----------|-----------|
| REAL ESTATE TRANSFER TAX | 00142.50 | FP 103028 |
|--------------------------|----------|-----------|

8897700000 #

|   |                  |
|---|------------------|
| VILLAGE OF SCHAUMBURG<br>REAL ESTATE TRANSFER TAX |                  |
| 11630   | \$ <u>285.00</u> |

COOK COUNTY  
 REAL ESTATE TRANSACTION TAX  
 JUL. 19.07  
 REVENUE STAMP

ADDRESS OF PROPERTY:

STATE OF ILLINOIS  
 REAL ESTATE TRANSFER TAX  
 DEPARTMENT OF REVENUE  
 JUL. 19.07  
 # 0000044491  

|                          |           |
|--------------------------|-----------|
| REAL ESTATE TRANSFER TAX | 00285.00  |
|                          | FP 103027 |

Box \_\_\_\_\_

SPECIAL WARRANTY DEED

Corporation to Individual

GEORGE E. COLE®  
LEGAL FORMS

# UNOFFICIAL COPY

EXHIBIT A

## LEGAL DESCRIPTION

Legal Description: LOT 716 IN STRATHMORE SCHAUMBURG UNIT 8, BEING A SUBDIVISION OF PARTS OF SECTION 17 AND SECTION 20, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MAY 5, 1971 AS DOCUMENT NO. 21469629, IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 07-20-208-010-0000 Vol. 0187

Property Address: 212 Alpine Drive, Schaumburg, Illinois 60194

Property of Cook County Clerk's Office