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SPECIAL WARRANTY DEED
(Corporation to Individual)
(Illinois)



Doc#: 0800804137 Fee: \$30.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 01/08/2008 01:59 PM Pg: 1 of 4

THIS AGREEMENT, made this 5TH day of November, 2007, between DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE OF AMERIQUEST MORTGAGE SECURITIES, INC., ASSET-BACKED PASS-THROUGH CERTIFICATES QUEST TRUST SERIES 2006-XI UNDER THE POOLING AND SERVICING AGREEMENT DATED AS OF MARCH 1, 2006, WITHOUT RECOURSE, a corporation created and existing under and by virtue of the laws of the State of DE and duly authorized to transact business in the State of Illinois, as GRANTOR, and GUS TZOUMAS AND NICKOLAS TZOUMAS IN JOINT TENANCY WITH RIGHT OF SURVIVORSHIP

0339 26th Berwyn, IL 60402
(Name and Address of Grantee)

as GRANTEE(S), WITNESSETH, GRANTOR, for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration in hand paid by the GRANTEE(S), 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 GRANTEE(S), and to his 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:

THE EAST 1/2 OF THE NORTH 1/2 OF LOT 31 (EXCEPT THE EAST 8.0 FEET THEREOF USED FOR STREET PURPOSES) IN GAGE'S SUBDIVISION OF PART OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 1, TOWNSHIP 38 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE MAP OF SAID SUBDIVISION RECORDED SEPTEMBER 15, 1868 IN BOOK 167 OF MAPS, PAGE 99, IN COOK COUNTY, ILLINOIS.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anyway 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 GRANTOR, 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 GRANTEE(S), his heirs and assigns forever.

And the GRANTOR, for itself, and its successors, does covenant, promise and agree, to and with the GRANTEE(S), 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 encumbered or charged.

Permanent Real Estate Numbers: 18-01-105-051-0000
Address of the Real Estate: 4046 GAGE AVE., LYONS, IL 60534

First American Title
Order # 1619614

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Grantor covenants that it is seized and possessed of the said land and has a right to convey it and warrants the title against the lawful claims of all persons claiming by, through, and under it but not further otherwise.

IN WITNESS WHEREOF, said party of the first part has caused its name to be signed to these presents by its Vice President, and, if applicable, to be attested by its Escrow Officer, the day and year first above written.

DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE OF AMERIQUEST MORTGAGE SECURITIES, INC., ASSET-BACKED PASS-THROUGH CERTIFICATES QUEST TRUST SERIES 2006-XI UNDER THE POOLING AND SERVICING AGREEMENT DATED AS OF MARCH 1, 2006, WITHOUT RECOURSE BY CITI RESIDENTIAL LENDING AS THEIR ATTORNEY IN FACT


By *Ed Kellis*
Everett Kellis, Vice President

Attest: *Olga Komova*
Olga Komova, Escrow Officer

This instrument was prepared by The Law Offices of Ira T. Nevel, 175 North Franklin, Suite 201, Chicago, Illinois 60606.

COUNTY TAX

REVENUE STAMP



COOK COUNTY
REAL ESTATE TRANSACTION TAX


JAN - 3.08

0000050164

REAL ESTATE TRANSFER TAX
00142.50
FP 103028

STATE TAX

REVENUE STAMP



STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

JAN - 3.08

0000049965

REAL ESTATE TRANSFER TAX
00285.00
FP 103027

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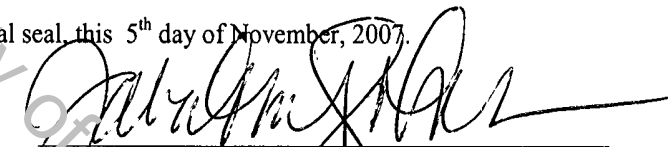
STATE OF Illinois

) ss.

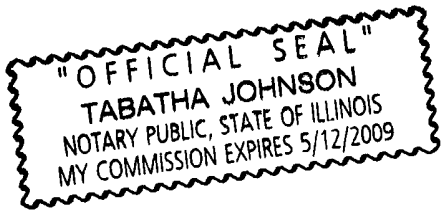
COUNTY OF Cook

I, Tabatha Johnson , a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that Everett Kellis, personally known to me to be the Vice President of CITI RESIDENTIAL LENDING AS THEIR ATTORNEY IN FACT DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE OF AMERIQUEST MORTGAGE SECURITIES, INC., ASSET-BACKED PASS-THROUGH CERTIFICATES QUEST TRUST SERIES 2006-XI UNDER THE POOLING AND SERVICING AGREEMENT DATED AS OF MARCH 1, 2006, WITHOUT RECOURSE, a DE corporation, and Olga Komova personally known to me to be the Escrow Officer 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 Vice President and Escrow Officer , they signed and delivered the said instrument, 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 5th day of November, 2007.



Notary Public
Commission Expires 5/12/09



MAIL TO:

Roger J. Hymen
500 Skokie Blvd N 530
Northbrook IL 60062

SEND SUBSEQUENT TAX BILLS TO:

Jus Tzoumas
6339 W. 26th St
Berwyn IL 60404

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Village of Lyons

Conditional Certificate of Sale Compliance

The Village of Lyons hereby certifies that the property listed below is approved for transfer of ownership, based upon the purchaser's written acceptance of responsibility for the correction of outstanding code violations by the compliance date provided by the Building & Code Department and as listed on this certificate.

4046

Gage (2 uni

Ave

Approved_Use

Two Family Dwelling

ZonDist

R-2 Two Family Residential

NoUnits

3

No. Kitchens

3

TransferDate

12/14/2007

TransFrom

Fremont Investment 505 N. La

Transfer to

Tzoumas

Compliance Due

2/14/2008

Certificate not valid without authorized signatures from Lyons Building and Water Departments.

Conditions

James Barthel (JK)
Building Department

12-14-07
Date

[Signature]
Water Department

12/17/07
Date

Issuance of this certificate does not constitute a warranty by the Village of Lyons or its staff as to the condition or use of the subject property, building and building systems. No liability is assumed by the Village or Village personnel in conjunction with this report.