

UNOFFICIAL COPY

SPECIAL WARRANTY DEED

(Bank to Individual)

(Illinois)

THIS AGREEMENT, made this 12th day of November, 2008, between **DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE OF THE INDYMAC INDX MORTGAGE LOAN TRUST 2006-AR35, MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2006-AR35 UNDER THE POOLING AND SERVICING AGREEMENT DATED NOVEMBER 1, 2006, BY ITS ATTORNEY IN FACT INDYMAC 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 **CAROLYN O'NEAL**



Doc#: 0903008263 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 01/30/2009 02:59 PM Pg: 1 of 4

(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 (\$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 her 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, her 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, her 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.

TICOR TITLE

TICOR TITLE

639789

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Permanent Real Estate Numbers: 31-02-305-038-0000

Address of the Real Estate: 18812 HARDING AVENUE, FLOSSMOOR, IL 60422

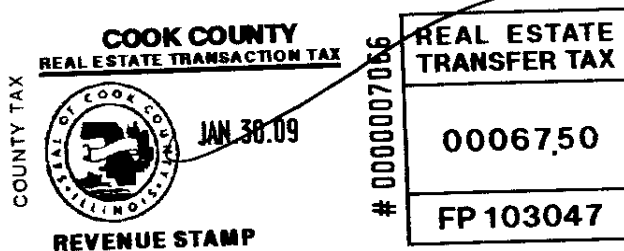
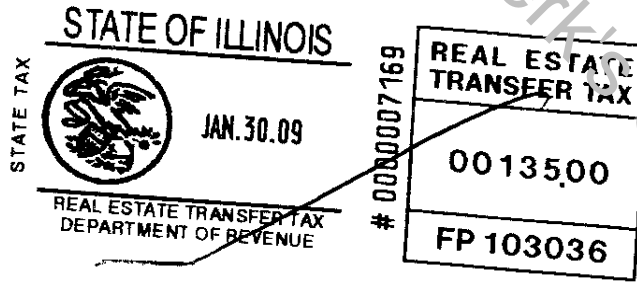
IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Director, the day and year first above written.

DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE OF THE INDYMAC INDX MORTGAGE LOAN TRUST 2006-AR35, MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2006-AR35 UNDER THE POOLING AND SERVICING AGREEMENT DATED NOVEMBER 1, 2006, BY ITS ATTORNEY IN FACT INDYMAC FEDERAL BANK, FSB

Tim Beadnell
Vice President
HLS-REO

By 
Director

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



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TICOR TITLE INSURANCE COMPANY

ORDER NUMBER: 2000 000639789 CH
STREET ADDRESS: 18812 HARDING AVENUE
CITY: FLOSSMOOR **COUNTY:** COOK COUNTY
TAX NUMBER: 31-02-305-038-0000

LEGAL DESCRIPTION:

LOT 1 IN BARNARD'S RESUBDIVISION NUMBER 1 OF LOTS 31, 32, AND 33 IN BLOCK 9 IN FLOSSMOOR HIGHLANDS, BEING A SUBDIVISION OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 2, TOWNSHIP 35 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO THE EAST 1/2 OF THE VACATED 20 FOOT ALLEY LYING WEST AND ADJOINING SAID LOTS 31, 32 AND 33 IN COOK COUNTY, ILLINOIS.

AGENT:

BOIKO & OSIMANI, P.C.
3447 N. LINCOLN AVE.
CHICAGO, ILLINOIS 60657

Property of Cook County Clerk's Office