

# UNOFFICIAL COPY

**PREPARED BY:**

Codilis & Associates, P.C.  
15W030 N. Frontage Rd.  
Burr Ridge, IL 60527



Doc#: 0916746061 Fee: \$38.00  
Eugene "Gene" Moore RHSP Fee:\$10.00  
Cook County Recorder of Deeds  
Date: 06/16/2009 02:37 PM Pg: 1 of 2

**MAIL TAX BILL TO:**

Masood Ghouse and Arshi Basit  
16001 S 88th Avenue 103,  
Orland Park, IL 60462

**MAIL RECORDED DEED TO:**

Attorney Dennis Koonce  
11255 Patrick Court  
FRANKFORD, IL 60423

#2567764

## SPECIAL WARRANTY DEED

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THE GRANTOR, Deutsche Bank National Trust Company as Indenture Trustee for New Century Home Equity Loan Trust Series 2006-2, a corporation organized and existing under the laws of the State of , for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, GRANTS, CONVEYS AND SELLS Masood Ghouse and Arshi Basit, husband and wife as Tenants by the Entirety, 5703 Mark Ln Dublin, OH 43016- , all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

UNIT 103 IN CARRIG RIDGE OF HIGHLAND BROOK CONDOMINIUMS, TOGETHER WITH THE EXCLUSIVE USE OF GARAGE SPACE G-11 A LIMITED COMMON ELEMENT, AS DELINEATED ON THAT CERTAIN SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE TO WIT:

LOT 1 IN HIGHLAND BROOK, A SUBDIVISION OF PART OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 23, TOWNSHIP 36 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN ALL IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED TO THAT DECLARATION OF CONDOMINIUM RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS ON MAY 20, 2005 AS DOCUMENT 05-140-27124 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY AFORESAID, ALL IN COOK COUNTY, ILLINOIS.

"GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCESSORS AND ASSIGNS, RIGHTS AND EASEMENTS APPURTENANT TO THE SUBJECT UNIT DESCRIBED HEREIN, RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID UNIT SET FORTH IN THE DECLARATION OF CONDOMINIUM, AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS AS THE RIGHT AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING PROPERTY DESCRIBED THEREIN. THIS DEED IS SUBJECT TO ALL EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THROUGH THE PROVISIONS OF SAID DECLARATION ARE RECITED AND STIPULATED AT LENGTH HEREIN."

27-23-119-024-1003  
16001 S 88th Avenue 103, Orland Park, IL 60462

GRANTOR, for itself and its successors and assigns, hereby covenants and represents that it has not done, or suffered to be done, anything whereby the premises hereby conveyed is, or may be, in any manner encumbered or charged, except as recited herein, and that it will warrant and defend the premises against all persons lawfully claiming by, through or under grantor, subject to: general real estate taxes not yet due or payable, any special assessments not yet due or payable; building, building line and use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances, easements for public utilities; drainage ditches, feeders and drain tile, pipe or other conduit and all other matters of record affecting the property.

