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09301051230

SPECIAL
WARRANTY DEED
Statutory (Illinois)
(Corporation to Individual)
joint tenants.

Doc#: 0930105123 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 10/28/2009 03:00 PM Pg: 1 of 4

First American Title
Order # 1936855

Above Space for Recorder's use only

US BANK AS TRUSTEE FOR CMALT REMIC 2007-A2 PRAA, BY ASSIGNMENT duly authorized to transact business in the State of Illinois, for and in consideration of the sum of Ten and no/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, and pursuant to authority given by the Board of Directors of said corporation, CONVEYS AND WARRANTS to NICOLETA* AND ROZALIA TANTAS *as joint tenants.*
**Tantas*

(Name and Address of Grantee)

the following described Real Estate situated in the County of COOK in the state of Illinois, to wit:

THE NORTH 40 FEET OF LOT 35 IN GRAND HILL SUBDIVISION BEING THE SOUTH 33 1/3 ACRES OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

fc

Except coal, gas and other mineral rights conveyed, excepted or reserved in prior conveyances. This conveyance and the warranties contained herein are hereby expressly made subject to general real estate taxes not yet due and payable, special taxes and assessments, building lines, use or occupancy restrictions, conditions and covenants of record, zoning laws and ordinances, public and utility easements, public roads and highways, drainage ditches, feeders, laterals and drain tile, pipe or other conduit, party well rights and agreements.

AND THE SAID Grantor will only warrant and forever defend the right and title to the above described property unto the said Grantee against the claims of those persons claiming by, through or under Grantor, but not otherwise.

Permanent Real Estate Index Number(s): 13-29-311-021-0000

Address(es) of Real Estate: 2609 N. MERRIMAC AVE, CHICAGO, IL 60639

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STATE TAX

STATE OF ILLINOIS

OCT. 23.09

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000000000 #

REAL ESTATE TRANSFER TAX

00067.50

FP 103027

COUNTY TAX

COOK COUNTY

REAL ESTATE TRANSACTION TAX

OCT. 23.09

REVENUE STAMP

0000000000 #

REAL ESTATE TRANSFER TAX

00032.75

FP 103023

CITY TAX

CITY OF CHICAGO

OCT. 25.09

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000000000 #

REAL ESTATE TRANSFER TAX

00708.75

FP 102812

Property of Cook County Clerk's Office

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In Witness Whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Assistant Secretary, this 17th day of SEPTEMBER, 2009.

US BANK AS TRUSTEE FOR CMALT REMIC 2007-A2 PRAA, BY ASSIGNMENT by its attorney in fact Single Source Property Solutions

Impress
Corporate Seal
Here

By *Rachel Damase*
AS Rachel Damase Closing Coordinator

State (Pennsylvania)
County of Washington)

On Sept. 17, 09 before me, Karen A Held, personally appeared Rachel Damase as Closing Coordinator, of Single Source Property Solutions as attorney in fact for US BANK AS TRUSTEE FOR CMALT REMIC 2007-A2 PRAA, BY ASSIGNMENT who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature *Karen A Held* (Seal)
My Commission Expires: _____

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Karen A. Held, Notary Public
Baldwin Boro, Allegheny County
My Commission Expires Oct. 24, 2009
Member, Pennsylvania Association of Notaries

This instrument was prepared by ANGELICA J. NORRIS, 55 E. CRYSTAL LAKE AVE, CRYSTAL LAKE, ILLINOIS 60014

SEND SUBSEQUENT TAX BILLS TO:
Rozalia Tantas
2609 N. Merrimac Ave.
Chicago, IL 60639

SEND RECORDED DEED TO:
Victoria F. Perez
4126 N. Lincoln Ave, #1
Chicago, IL 60639

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EXHIBIT A

LEGAL DESCRIPTION

Legal Description: THE NORTH 40 FEET OF LOT 35 IN GRAND HILL SUBDIVISION BEING THE SOUTH 33 1/3 ACRES OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 13-29-311-021-0000 Vol. 0361

Property Address: 2609 North Merrimac Avenue, Chicago, Illinois 60639

Property of Cook County Clerk's Office