## **UNOFFICIAL COPY**

### SPECIAL WARRANTY DEED

(Bank to Individual) (Illinois)

THIS AGREEMENT, made this 2 day of 2009, between DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE OF THE INDYMAC IMSC MORTGAGE LOAN TRUST 2007-AR2, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-AR2 UNDER THE POOLING AND SERVICING AGREEMENT DATED JULY 1, 2007, 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,

25362186538

Doc#: 0936218057 Fee: \$42.00 Eugene "Gene" Moore RHSP Fee: \$10.00 Cook County Recorder of Deeds Date: 12/28/2009 03:35 PM Pg: 1 of 4

and ISAIAS HEXPIPA

4212 W STA CF CHE TO 604.82

(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 \_\_\_\_\_\_\_ heirs and assigns, FORIVER, all the following described real estate, situated in the County of COOK and State of Illinois known and described as follows, to wit:

### PLEASE SEE ATTACHED LEGAL DESCRIPTION.

Together with all and singular the hereditaments and appurtenances the eunto 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 whatscover, 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, \_\_\_\_\_\_\_ 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, \_\_\_\_\_\_ 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.

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Permanent Real Estate Numbers: 19-22-112-028-0000

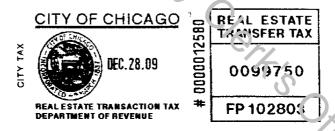
Address of the Real Estate: 6516 SOUTH KEATING AVENUE, CHICAGO, IL 60629

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.

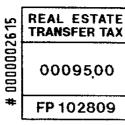
> Open Copy... **NATIONAL** TRUST DEUTSCHE BANK COMPANY, AS TRUSTEE OF THE INDYMAC IMSC MORTGAGE LOAN TRUST 2007-AR2, PASS-THROUGH **MORTGAGE** CERTIFICATES, SERIES 2007-AR2 UNDER **POOLING** ANÓ **SERVICING** THE AGREEMENT DATED JULY 1, 2007, BY ITS ATTORNEY IN FACT ONEWEST BANK, F.S.B.

Terri Hunter Director Vice President HLS-REO

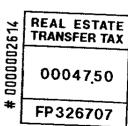
This instrument was prepared by Boiko & Osimani, P.C., Attorneys at Law, 3447 N. Lincoln Ave., Chicago, Illinois 60657.











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| MAIL TO:   | SEND SUBSEQUENT TAX BILLS TO:                           |
|--|---|
| ISAIAS HERPERA   | Spar  |
| 4212 W 55M 8+  |   |
| (1100 IL 60637   |   |
| STATE OF TEXAS ) ss.   |   |
| COUNTY OF WILLIAMSON )   |   |
| I, Michael Albers  | , a Notary Public in and for the said County, in        |
| the State aforesaid, DO HEREBY CERTIFY   | Y that TERRI HUNTER, VP ,                               |
| personally known to me to be the Director o  | f ONEWEST BANK, F.S.B. AS ATTORNEY IN                   |
| FACT FOR DEUTSCHE BANK NATIO   | NAL TRUST COMPANY, AS TRUSTEE OF                        |
| THE INDYMAC IMSC MORTGAGE LO   | OAN TRUST 2007-AR2, MORTGAGE PASS-                      |
| THROUGH CERTIFICATES, SERIES 2007-AR2 UNDER THE POOLING AND SERVICING AGREEMENT PATED JULY 1, 2007, and personally known to me to be the |   |
|  | ne foregoing instrument, appeared before me this day    |
|  | as such Director, signed and delivered the said         |
|  | said Bank to be affixed thereto, pursuant to authority, |
| given by the Board of Directors of said Ban  | k as their free and voluntary act, and as the free and  |
| voluntary act and deed of said Bank, for the   | use, and purposes therein set forth.                    |
|  |   |
| Given under my hand and official s   | seal, this <u>1</u> day of <u>Deceluber</u> ,           |
| 2009.  |   |
|  |   |
|  |   |
| MICHAEL T. ALBERS  | Notary Public ,   |
| Notary Public, State of Texas  My Commission Expires   | 11-1-7  |
| September 17, 2013   | Commission Expires 9 10 10                              |
|  |   |
|  |   |
|  | -0  |
|  |   |

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### TICOR TITLE INSURANCE COMPANY

ORDER NUMBER: 2000 000616775 OC STREET ADDRESS: 6516 S KEATING AVE.

CITY: CHICAGO COUNTY: COOK COUNTY

TAX NUMBER: 19-22-112-028-0000

#### LEGAL DESCRIPTION:

LOT 6 IN BLOCK 12 IN MARQUETTE RIDGE, BEING A SUBDIVISION OF THE SOUTH 1/2 OF THE WEST 1/2 OF THE NORTHWEST 1/4 AND THE NORTH 1/2 OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 22, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE EAST 133 FEET THEREOF) IN COOK COUNTY, ILLINOIS. The Of Coof Colling Clark's Office

AGENT:

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