

UNOFFICIAL COPY



Doc#: 1005305054 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 02/22/2010 10:07 AM Pg: 1 of 3

SPECIAL WARRANTY DEED Corporation to Individual

F.A.T.I.C.

File # 1940431

THIS INDENTURE, made this 4th day of January, 2010, between THE BANK OF NEW YORK MELLON, FORMERLY KNOWN AS THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATE HOLDERS CWALT, INC., ALTERNATIVE LOAN TRUST 2005-86CB MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-86CB, a corporation created and existing under and by virtue of the laws of the State of Arizona and duly authorized to transact business in the State of Illinois, party of the first part, and **MAHESH PATEL**, party of the second part.

Maresh Kumar

WITNESSETH, that the said party of the first part, for and in consideration of the sum of TEN & 00/100 DOLLARS, and other good and 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 corporation, by these presents does **REMISE, RELEASE, ALIEN AND CONVEY** unto the said party of the second part, and to their heirs and assigns, FOREVER, all the following described land, situate in the County of Cook and State of Illinois known and described as follows, to wit:

LOT 41 OF BRITIGAN'S ELSTON AVENUE RESUBDIVISION OF LOTS 1 TO 5 IN THE CIRCUIT COURT PARTITION OF THE NORTHWEST 1/2 OF THE NORTHWEST FRACTIONAL 1/4 OF SECTION 9, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING BETWEEN MILWAUKEE AVENUE AND ELSTON AVENUE AND LOT 2 IN THE SUBDIVISION OF THE SOUTHEAST 1/4 OF SAID 1/4 SECTION IN COOK COUNTY, ILLINOIS.

SUBJECT TO:

Permanent Real Estate Index Number(s): 13-09-101-029-0000
Address(es) of Real Estate: 5534 N. Linder Ave., Chicago, IL 60630

Together with all the singular and 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 said 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 said party of the second part, their heirs and assigns forever.

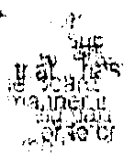
And the said party of the first part, for itself and its successors, does covenant, promise and agree, to and with said party of the second part, their heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner incumbered 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 FOREVER DEFEND**.

JKM

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In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its Assistant Secretary and attested by its Escrow Officer the day and year first above written.

THE BANK OF NEW YORK MELLON,
FORMERLY KNOWN AS THE BANK OF NEW
YORK, AS TRUSTEE FOR THE
CERTIFICATE HOLDERS CWALT, INC.,
ALTERNATIVE LOAN TRUST 2005-86CB
MORTGAGE PASS-THROUGH
CERTIFICATES, SERIES 2005-86CB BY: BAC
HOME LOANS SERVICING, LP FKA
COUNTRYWIDE HOME LOANS SERVICING
LP AS ATTORNEY IN FACT



BY: Roseanne Silvestro

ATTEST: Rita Smith

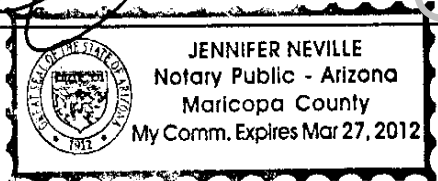
STATE OF Arizona, COUNTY OF Maricopa

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that Roseanne Silvestro personally known to me to be the Assistant Secretary FOR THE BANK OF NEW YORK MELLON, FORMERLY KNOWN AS THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATE HOLDERS CWALT, INC., ALTERNATIVE LOAN TRUST 2005-86CB MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-86CB BY: BAC HOME LOANS SERVICING, LP FKA COUNTRYWIDE HOME LOANS SERVICING LP AS ATTORNEY IN FACT and Rita Smith personally known to me to be the Escrow Officer of said corporation, and personally known to me to be the same person(s) whose name(s) are subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such Assistant Secretary and Escrow Officer they signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, 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 4th day of January, 2010

Jennifer Neville (Notary Public)

Prepared by: Fisher and Shapiro, LLC
200 N. LaSalle, Suite 2840
Chicago, IL 60601



Mall To: Kumar
MAHESH PATEL
5534 N. Linder Ave.
Chicago, IL 60630

Kumar
Name & Address of Taxpayer:
MAHESH PATEL
5534 N. Linder Ave.
Chicago, IL 60630

