



Doc#: 1007141067 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 03/12/2010 12:16 PM Pg: 1 of 3

Warranty Deed

TICOR TITLE 649342

Above Space for Recorder's Use Only

BOX 15 C/L

THIS AGREEMENT between Citibank N.A. as Trustee for BNC Mortgage Loan Trust 2007-3 Mortgage Pass-Through Certificates, Series 2007-3, party of the first part, and Ana Velazquez and Susan Velazquez, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of TEN and 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 the authority of the Board of said corporation, by these persons does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part and to his/her/their 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 legal description rider attached as page 3 hereto).

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 described on legal description rider, attached hereto, with the appurtenances, unto the party of the second part, his/her/their heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, his/her/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 encumbered 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,

SUBJECT to: General Taxes for the year 2008 and subsequent years; Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number(s): 20-03-404-027-0000  
Address(es) of Real Estate: 4330 S. Langley Ave. Chicago, Illinois 60653

LEGAL DESCRIPTION

THE NORTH 19 9/12 FEET OF THE SOUTH 59 3/12 FEET OF THE EAST 133.75 FEET (EXCEPT THE WEST 8 FEET THEREOF TAKEN FOR ALLEY) OF LOT 5 IN BLOCK 2 IN SALTONSTALL AND RUSSELL'S SUBDIVISION OF THE NORTH 1/2 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 3, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

CITY OF CHICAGO

CITY TAX

MAR. 10. 10

REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE

# 0000013187

REAL ESTATE TRANSFER TAX

0040425

FP 102803

STATE OF ILLINOIS

STATE TAX

MAR. 10. 10

REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE

# 0000003247

REAL ESTATE TRANSFER TAX

0003850

FP 102809

703

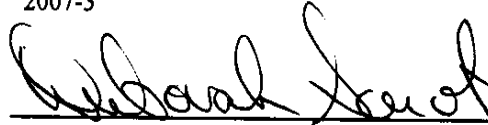
# UNOFFICIAL COPY

The date of this deed of conveyance is February 18 2009

IN WITNESS WHEREOF, the GRANTOR aforesaid has caused its Seal to be hereto affixed, and has caused its name to be signed on the date stated herein.

 Tony Huynh  
Asst. Vice President

By: Citibank N.A. as Trustee for BNC Mortgage Loan  
Trust 2007-3 Mortgage Pass-Through Certificates, Series  
2007-3



Deborah Sarot, Asst. Secretary

State of \_\_\_\_\_

County of \_\_\_\_\_ ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that \_\_\_\_\_ personally known to me to be AUTHORIZED SIGNATORY FOR the above signed, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and severally acknowledged that as such he/she signed and delivered the said instrument, pursuant to authority, as their free and voluntary act, and as the free and voluntary act and deed, for the uses and purposes therein set forth.

Given under my hand and official seal \_\_\_\_\_, 2009

(Impress Seal Here)  
(My Commission Expires \_\_\_\_\_)

\_\_\_\_\_  
Notary Public

This instrument was prepared by:  
Mark Edison  
  
350 N. Fairfield  
Lombard, IL, 60148  
630.495.3951 phone  
Asset ID

Send subsequent tax bills to:  
Susan Velazquez  
6413 W. 28TH PL  
Berwyn IL 60402

Recorder-mail recorded document to:  
SUSAN VELAZQUEZ  
6413 W. 28TH PL  
BERWYN IL 60402

COOK COUNTY  
REAL ESTATE TRANSACTION TAX

COUNTY TAX

REVENUE STAMP

MAR. 10. 10

222000003242

REAL ESTATE TRANSFER TAX

0001925

FP326707

# UNOFFICIAL COPY

## ACKNOWLEDGMENT

State of California  
County of San Diego } ss.

On Feb. 18, 2010 before me, Laura A. Branca  
Notary Public, personally appeared Tony Huynh

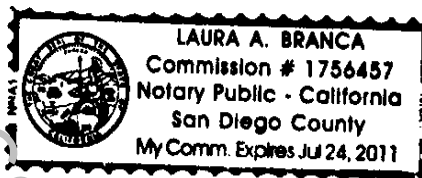
Asst. Vice President

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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Laura A. Branca  
Signature



(seal)

### OPTIONAL INFORMATION

Date of Document Feb. 18, 2010 Thumbprint of Signer

Type or Title of Document Warranty Deed

Number of Pages in Document \_\_\_\_\_

Document in a Foreign Language \_\_\_\_\_

- Type of Satisfactory Evidence:
- Personally Known with Paper Identification
  - Paper Identification
  - Credible Witness(es)

- Capacity of Signer:
- Trustee
  - Power of Attorney
  - CEO / CFO / COO
  - President / Vice-President / Secretary / Treasurer
  - Other: \_\_\_\_\_



Check here if no thumbprint or fingerprint is available.

Other Information: \_\_\_\_\_