

UNOFFICIAL COPY



1013704104

PREPARED BY:

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

Doc#: 1013704104 Fee: \$38.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 05/17/2010 02:05 PM Pg: 1 of 2

MAIL TAX BILL TO:

Matthew Ross and Jonathan Ross
2626 W. 86th Street
Chicago IL 60652

MAIL RECORDED DEED TO:

Matthew Ross and Jonathan Ross
2626 W. 86th Street
Chicago IL 60652

SPECIAL WARRANTY DEED

THE GRANTOR, CITIBANK, N.A., as Trustee for the Certificate Holders of Structured Asset Mortgage Investments II Inc., Bear Stearns ALT-A Trust II, Mortgage Pass-Through Certificates Series 2007-1, by EMC Mortgage Corporation as Attorney in Fact, a corporation organized and existing under the laws of the State of TEXAS, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, GRANTS, CONVEYS AND SELLS to Matthew Ross and Jonathan Ross as joint tenants and not as tenants in common ^{with rights of survivorship} of 2626 W 86th St Chicago, IL 60652, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

LOT 26 IN DONIGAN'S SUBDIVISION OF THE 3 ACRES SOUTH OF AND ADJOINING THE NORTH 3 ACRES OF THE EAST 15 ACRES OF THE NORTH 30 ACRES OF LOT 38 IN THE SCHOOL TRUSTEES SUBDIVISION OF SECTION 16, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

20-16-301-012
5937 S. Union Avenue, Chicago, IL 60621

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.

BOX 15

10-05692 Icon

C. J.
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Special Warranty Deed, *Continued*

Dated this 27 Day of April 20 10



CITIBANK, N.A., as Trustee for the Certificate Holders of Structured Asset Mortgage Investments II Inc., Bear Stearns ALT-A Trust II, Mortgage Pass-Through Certificates Series 2007-1, by EMC Mortgage Corporation as Attorney in Fact

By Tere

Terenca Free
Assistant Vice President

STATE OF Texas)
COUNTY OF Denton) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Terenca Free And whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument, as his/her/their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 27 Day of April 20 10

Schakira F. Hernandez
Notary Public
My commission expires: July 30, 2012

Exempt under the provisions of _____
Section 4, of the Real Estate Transfer Act _____ Date _____
Agent.

