

UNOFFICIAL COPY

SPECIAL WARRANTY DEED
(Corporation to Individual)
(Illinois)



Doc#: 1014435030 Fee: \$66.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 05/24/2010 10:31 AM Pg: 1 of 4

THIS AGREEMENT, made this 5 day of May, 2010, between DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR FIRST FRANKLIN MORTGAGE LOAN TRUST 2006-FF9, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-FF9, a corporation created and existing under and by virtue of the laws of the State of DE and duly authorized to transact business in the State of Illinois, as GRANTOR, and LUIZ A. NUNEZ, SR.

(Name and Address of Grantee)

as GRANTEE(S), WITNESSETH, GRANTOR, for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration in hand paid by the GRANTEE(S), 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 GRANTEE(S), and to his 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:

LOT 29 AND LOT 28 (EXCEPT THE SOUTH 20 FEET THEREOF) IN BLOCK 1 IN WINNEBAGO SUBDIVISION OF BLOCK 3 IN MAHAN'S SUBDIVISION OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF SECTION 13, TOWNSHIP 18 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anyway 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 GRANTOR, 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 GRANTEE(S), his heirs and assigns forever.

And the GRANTOR, for itself, and its successors, does covenant, promise and agree, to and with the GRANTEE(S), his 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.

Permanent Real Estate Numbers: 19-13-119-018-0000

Address of the Real Estate: 5749 S. WHIPPLE ST., CHICAGO, IL 60629

111
FIRST AMERICAN
FILE # 2012731


10/4

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Property of Cook County Clerk's Office

STATE TAX

STATE OF ILLINOIS



MAY. 19. 10

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE


000006529

REAL ESTATE TRANSFER TAX
00160.00
FP 103027

COUNTY TAX

COOK COUNTY

REAL ESTATE TRANSACTION TAX



MAY. 19. 10

REVENUE STAMP


REAL ESTATE TRANSFER TAX

000006537

REAL ESTATE TRANSFER TAX
00080.00
FP 103028

CITY TAX

CITY OF CHICAGO



MAY. 19. 10

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

000009901

REAL ESTATE TRANSFER TAX
01680.00
FP 102812

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Grantor covenants that it is seized and possessed of the said land and has a right to convey it and warrants the title against the lawful claims of all persons claiming by, through, and under it but not further otherwise.

The following reservations from and exceptions to this conveyance and the warranty of title made herein shall apply.

- (1) All easements, rights-of-way and prescriptive rights whether of record or not, pertaining to any portion(s) of the herein described property (hereinafter, the "Property");
- (2) All valid oil, gas and mineral rights, interests or leases, royalty reservations, mineral interest and transfers of interest of any character, in the oil, gas or minerals of record in any county in which any portion of the Property is located;
- (3) All restrictive covenants, terms, conditions, contracts, provisions, zoning or usage ordinances, municipal / building violations and other items of record in any county in which any portion of the Property is located, pertaining to any portion(s) of the Property, but only to the extent that same are still in effect;
- (4) All presently recorded instruments (other than liens and conveyances by, through or under the Grantor) that affect the Property and any portion(s) thereof;
- (5) Ad valorem taxes, fees and assessments, if any, for the current year and all prior and subsequent years, the payment of which Grantor assumes (at the time of transfer of title), and all subsequent assessments for this and all prior years due to change(s) in land usage (including, but not limited to, the presence or absence of improvements, if any, on the Property), ownership, or both, the payment of which Grantee assumes; and
- (6) Any conditions and tenancies that would be revealed by a physical inspection and survey of the Property as of the date of closing.

IN WITNESS WHEREOF, said party of the first part has caused its name to be signed to these presents by its **Bryan G Kusich, VP**, and, if applicable, to be attested by its _____ the day and year first above written.

DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR FIRST FRANKLIN MORTGAGE LOAN TRUST 2006-FF9, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-FF9 BY NATIONAL CITY HOME LOAN SERVICES, INC., N/K/A HOME LOAN SERVICES, INC.

By _____
[Signature]

Attest: **Bryan G Kusich, VP**
[Signature]

This instrument was prepared by The Law Offices of Ira T. Nevel, 175 North Franklin, Suite 201, Chicago, Illinois 60606.

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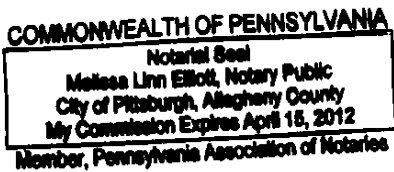
STATE OF PA)
COUNTY OF Allegheny) ss.

I, Melissa Linn Elliott, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that Bryan G. Kestich, VP, personally known to me to be the Bryan G. Kestich, VP of NATIONAL CITY HOME LOAN SERVICES, INC., N/K/A HOME LOAN SERVICES, INC. for DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR FIRST FRANKLIN MORTGAGE LOAN TRUST 2006-FF9, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-FF9, a _____ corporation, and _____, personally known to me to be the _____ of said corporation, 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 _____ and _____, they signed and delivered the said instrument, 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 5 day of May, 2010.

Melissa Linn Elliott
Notary Public

Commission Expires 4/15/12



MAIL TO:

PAUL L LEEDS
100 W. MONROE - STE 301
CHICAGO, IL 60603

SEND SUBSEQUENT TAX BILLS TO:

LUIZ A NUNEZ
1039 W. BELMONT AVE
CHICAGO IL 60657