

# UNOFFICIAL COPY



Doc#: 1102135029 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 01/21/2011 12:08 PM Pg: 1 of 3

## SPECIAL WARRANTY DEED

Completed By: Ginali Associates, P.C.  
947 N. Plum Grove Road, Schaumburg, IL 60173

INDEXED TITLE  
# 2073249

THIS INDENTURE, made on the 2nd day of Dec., 2010, by and between **The Bank of New York Mellon Trust Company, N.A., as Trustee for Chase Mortgage Finance Trust Multi-Class Mortgage Pass-Through Certificates, Series 2007-A3**, hereinafter referred to as Grantor, and duly authorized to transact business in the State of Illinois, party of the first part, and Erinn Delaney and Kieran Delaney, 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 corporation, of these presents does REMISE, RELEASE, ALIENATE AND CONVEY unto the party of the second part, Erinn Delaney and Kieran Delaney and 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: *not as tenants in common but as joint tenants*  
**UNIT 310 AND PU-67 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN UNION LOFTS CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED MARCH 11, 2004 AS DOCUMENT NO. 0407127001, IN THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

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 above described, with the appurtenances, unto the party of the second part, Erinn Delaney and Kieran Delaney, 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 Erinn Delaney and Kieran Delaney, 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 as to matters of title.

Permanent Real Estate Numbers: 17-32-402-023-1040  
17-32-402-023-1140


Address of the Real Estate: 3500 S. Sangamon St. #310  
Chicago, IL 60609

# 1621508517

SY  
SP  
SA  
SCY  
INT


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Property of Cook County Clerk's Office

**STATE OF ILLINOIS**  
 STATE TAX  
  
 JAN. 13. 11  
 REAL ESTATE TRANSFER TAX  
 DEPARTMENT OF REVENUE


# 0000010630

REAL ESTATE TRANSFER TAX
00080.00
FP 103027

**COOK COUNTY**  
 REAL ESTATE TRANSACTION TAX  
 COUNTY TAX  
  
 JAN. 14. 11  
 REVENUE STAMP

# 0000010639

REAL ESTATE TRANSFER TAX
00040.00
FP 103028

**CITY OF CHICAGO**  
 CITY TAX  
  
 JAN. 14. 11  
 REAL ESTATE TRANSACTION TAX  
 DEPARTMENT OF REVENUE

# 0000011963

REAL ESTATE TRANSFER TAX
00840.00
FP 102812

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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 Agent, the day and year first above written.

The Bank of New York Mellon Trust Company, N.A.,  
as Trustee for Chase Mortgage Finance Trust Multi-  
Class Mortgage Pass-Through Certificates, Series 2007-

A3

J.P. Morgan Chase Bank, N.A.  
as Attorney-in-Fact

By: Janet Gyore  
Its: Asst. Vice President

STATE OF CALIFORNIA

Orange COUNTY

On this date, before me personally appeared Janet Gyore,  
AVP, pursuant to a delegation of authority, to me known to be the person  
who executed the foregoing instrument on behalf of the Seller, and acknowledged that he/she executed the  
same as his/her free act and deed.

In Witness Whereof, I have hereunto set my hand and affixed my official seal in the State of  
CALIFORNIA aforesaid, this 2nd day of Dec, 2010.



Cindy Dang  
Notary Public

My term Expires: Sep 1, 2011

MAIL TO:

John N. Farrell  
10610 S. Cicero  
Oak Lawn, IL 60453

SEND SUBSEQUENT TAX BILLS TO:

Kieran and Erin Delaney  
3520 S. Sangamon, Unit 310  
Chicago, IL 60609