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Doc#: 1105431008 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 02/23/2011 10:15 AM Pg: 1 of 3

SPECIAL WARRANTY DEED

THIS AGREEMENT made this 7 day of February, 2011, between DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE UNDER POOLING AND SERVICING AGREEMENT DATED AS OF JANUARY 1, 2007 SECURITIZED ASST BACKED RECEIVABLES LLC TRUST 2007-HE1 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-HE1, duly authorized to transact business in the State of Illinois, party of the first part, and ARTHUR TERZIAN AND SONA TERZIAN HUSBAND AND WIFE, AS JOINT TENANTS AS TO AN UNDIVIDED FIFTY PERCENT AND SARKIS GURUNIAN AND MARIETTE DERMENDJIAN, HUSBAND AND WIFE, AS JOINT TENANTS AS TO AN UNDIVIDED FIFTY PERCENT, parties of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of Ten and no/100 Dollars in hand paid by the parties 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 parties of the second part, and to 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:

UNIT 7B IN THE 6244 HARLEM CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 10, 11, 12 AND 13 IN RESUBDIVISION OF LOT 87 IN ROTERMUND'S ADDITION TO NORWOOD PARK IN THE NORTHEAST $\frac{1}{4}$ OF SECTION 1, TOWNSHIP 40 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0535534095 AND AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

THE EXCLUSIVE RIGHT TO USE PARKING SPACE P7B AND STORAGE S 7E, LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE ABOVE-NOTED DECLARATION OF CONDOMINIUM.

Together will 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 parties of the second part.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the parties 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,

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through or under it, it WILL WARRANT AND DEFEND, subject to:

General real estate taxes for 2010 and subsequent years; special assessments confirmed after the date of the contract to purchase the property; building, building line and use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances; easements for public utilities; and drainage ditches, feeders, laterals and drain tile, pipe, or other conduit.

Permanent Real Estate Number(s): 12-01-210-076-1014

Address(s) of Real Estate: 6244 North Harlem Avenue Unit 7B Chicago, IL 60631

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 _____ President, and attested by its _____ Secretary, the day and year first above written.

DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE UNDER POOLING AND SERVICING AGREEMENT DATED AS OF JANUARY 1, 2007 SECURITIZED ASST BACKED RECEIVABLES LLC TRUST 2007-HE1 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-HE1 by: OCWEN LOAN SERVICING LLC, ITS ATTORNEY-IN-FACT



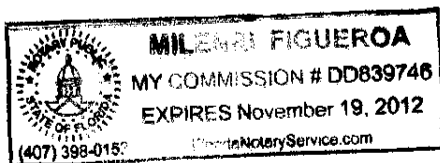
By _____
President

A test: _____

STATE OF FLORIDA)
COUNTY OF ORANGE)

I, the undersigned, a Notary Public in and for the said County, in the State of Florida, DO HEREBY CERTIFY that Robert Kaltenbach personally known to me to be the Senior Manager President of Ocwen Loan Servicing, LLC, a(n) _____ corporation, and _____, personally known to me to be the _____ Secretary 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 _____ President and _____ Secretary, 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 7 day of February 2011.



Notary Public

Commission expires Nov. 19, 2012

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This instrument was prepared by: Attorney Donald C. Marcum
Wheatland Title, 105 W. Veterans Pkwy Yorkville, IL 60560 (630) 892-2323 ext. 234

Mail to:

Wheatland Title Guaranty
105 W. Veterans Pkwy
Yorkville, IL 60560

HC-2009CO-17563 (1 of 1)

Send Subsequent Tax Bills to:

ARTHUR & SONA TERZIAN
7826 W. ARGYLE
NORMAN, IL 60706


City of Chicago
Dept. of Revenue
609404

2/23/2011 9:40
dr00111




Real Estate
Transfer
Stamp
\$525.00

Batch 2,471,766

STATE OF ILLINOIS
STATE TAX

FEB. 23. 11
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

REAL ESTATE
TRANSFER TAX
0005000
FP 103037
0000062320

COOK COUNTY
COUNTY TAX

FEB. 23. 11
REAL ESTATE TRANSACTION TAX
REVENUE STAMP

REAL ESTATE
TRANSFER TAX
0002500
FP 103042
0000074608