

# UNOFFICIAL COPY



Doc#: 1107040065 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 03/11/2011 12:01 PM Pg: 1 of 3

## SPECIAL WARRANTY DEED

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

THIS INDENTURE, made on the 26 day of Jan, 2011, by and between U.S. Bank National Association, as Trustee for BNC Mortgage loan Trust 2007-1 Mortgage Pass-Through Certificates, Series 2007-1, and duly authorized to transact business in the State of Illinois, party of the first part, and Compass Real Estate Services LLC, 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, by these presents does REMISE, RELEASE, ALIENATE AND CONVEY unto the party of the second part, Compass Real Estate Services LLC 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:

PARCEL 1: DWELLING PARCEL 3: LOT 4 (EXCEPTING THEREFROM THE EAST 61.11 FEET AND ALSO EXCEPTING THE WEST 32 FEET THEREOF) IN BRIATTA, MARTELL AND TUTERA RESUBDIVISION OF LOTS 1, 2, 3 AND 4 IN FASSETTS ARLINGTON PARK, BEING A SUBDIVISION OF LOT 1 (EXCEPT THE NORTH 330.0 FEET AND EXCEPT THE SOUTH 5 ACRES THEREOF) IN BLOCK 1 IN HOELZ ADDITION TO ARLINGTON HEIGHTS IN THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 30, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF SAID BRIATTA, MARTELL AND TUTERA RESUBDIVISION REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS ON FEBRUARY 18, 1977 AS DOCUMENT NO. 2922318, IN COOK COUNTY, ILLINOIS.  
PARCEL 2: EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH AND DEFINED IN THE DECLARATION OF EASEMENTS FILED AS DOCUMENT NO. LR2922321 FOR INGRESS AND EGRESS, ALL 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, Compass Real Estate Services LLC, 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, Compass Real Estate Services LLC, 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: 03-30-302-038-0000  
Address of the Real Estate: 428 North Kennicott Avenue Arlington Heights, IL 60005

F.A.T.I.C.


File # 2048801

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P 3  
S N  
SC Y  
INT AA

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STATE OF ILLINOIS  
 MAR.-3.11  
 STATE TAX  
  
 REAL ESTATE TRANSFER TAX  
 DEPARTMENT OF REVENUE

REAL ESTATE TRANSFER TAX  
 00007276  
 00066.00  
 FP 103027

COOK COUNTY  
 REAL ESTATE TRANSACTION TAX  
 MAR.-3.11  
 COUNTY TAX  
  
 REVENUE STAMP

REAL ESTATE TRANSFER TAX  
 00007276  
 00033.00  
 FP 103028

Property Clerk's Office

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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.

U.S. Bank National Association, as Trustee for BNC  
Mortgage loan Trust 2007-1 Mortgage Pass-Through  
Certificates, Series 2007-1

By: Schakira Hernandez  
Its: Vice President

STATE OF Texas  
Tarrant COUNTY

Schakira Hernandez  
Vice President

On this date, before me personally appeared \_\_\_\_\_, 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 Texas aforesaid, this 11 day of Jan, 2011.

Notary Public

My term Expires: \_\_\_\_\_



MAIL TO:

SEND SUBSEQUENT TAX BILLS TO:

COMPASS RE SERVICES  
P.O. BOX 181  
GLENVIEW, IL 60025

COMPASS RE SERVICES LLC  
P.O. BOX 181  
GLENVIEW, IL 60025