

UNOFFICIAL COPY

SPECIAL WARRANTY DEED (Corporation to Individual) (Illinois)



Doc#: 1202704059 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 01/27/2012 11:23 AM Pg: 1 of 2

FNT-11013815

JAN 10 2012

THIS AGREEMENT, made this 10th day of January, 2012, between HSBC BANK, USA, NATIONAL ASSOCIATION AS TRUSTEE FOR BCAP 2006-AA2, 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 IMAN INC

(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 ITS 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 4516-1 IN THE 3005 N. KOLMAR AVENUE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 21 AND 22 IN BLOCK 10 IN PAULING'S BELMONT AVENUE ADDITION IN THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 27, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED JULY 18, 2006 AS DOCUMENT NUMBER 061292089, AND AS AMENDED FROM TIME TO TIME, TOGETHER WITH ELEMENTS, IN COOK COUNTY, ILLINOIS ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON

FIDELITY NATIONAL TITLE

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), ITS heirs and assigns forever.

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

BOX 15

Permanent Real Estate Numbers: 13-27-112-040-1002
Address of the Real Estate: 3005^{N.} KOLMAR AVENUE, 4516-1. CHICAGO, IL 60641

S Y
P 2
S N
SC Y
INT B

REAL ESTATE TRANSFER		01/19/2012
	COOK	\$17.00
	ILLINOIS:	\$34.00
	TOTAL:	\$51.00

REAL ESTATE TRANSFER		01/19/2012
	CHICAGO:	\$255.00
	CTA:	\$102.00
	TOTAL:	\$357.00

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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.

HSBC BANK, USA, NATIONAL ASSOCIATION AS TRUSTEE FOR BCAP 2006-AA2 BY ONE WEST BANK, AS ATTORNEY IN FACT

By *Jeannie Cisneros*

**Jeannie Cisneros
AVP/REO**

STATE OF TEXAS)
) ss.
COUNTY OF TRAVIS)

I, Michelle M. Wilhelm, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that Jeannie Cisneros AVP/REO, personally known to me to be the Assistant Vice President of ONE WEST BANK, AS ATTORNEY IN FACT FOR HSBC BANK, USA, NATIONAL ASSOCIATION AS TRUSTEE FOR BCAP 2006-AA2, a DE 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 Assistant Vice President signed and delivered the said instrument, pursuant to authority, given by the Board of Directors of said corporation as free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

JAN 10 2012

Given under my hand and official seal, this _____ day of January, 2012



Michelle M. Wilhelm
Notary Public
Commission Expires _____

MAIL TO:
Murray Law
5127 W Devon
Chicago IL 60646

SEND SUBSEQUENT TAX BILLS TO:
Imar Inc
48 Brookside Dr
Lemont, IL 60439