

UNOFFICIAL COPY



Doc#: 1230045027 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 10/26/2012 11:47 AM Pg: 1 of 2

SPECIAL WARRANTY DEED

This Agreement, made this 9th day of October, 2012, between THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2006-25, a corporation created and existing under and by virtue of the laws of the State of ~~IL~~ and duly authorized to transact business in the State of Illinois, party of the first part, and

a single man
Dwayne Smith, 5723 Aberdeen, Chicago, IL 60621 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 the authority of the Board of Directors of said Corporation, by these presents does REMISE, RELEASE, ALIEN, AND CONVEY all the following described real estate, situated in the County of COOK, State of Illinois known and described as follows, to wit:

The North 1/2 of Lot 3 in Block 2 in Springer's Subdivision of the South 1/2 of the South 14 chains and 33 22/100 links of the East 10 chains and 46 6/10 links of the East 1/2 of the Southeast 1/4 of the Southwest 1/4 of Section 17, Township 38 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Index Number(s): 20-17-331-044

Commonly Known As: 6226 S. Elizabeth Street, Chicago, IL 60636

SUBJECT TO: covenants, conditions and restrictions of record so long as they do not interfere with Grantee's use and enjoyment of the property; general real estate taxes not yet due and payable at time of closing; zoning and building ordinances; public utility easements; party wall rights and agreements

Together with all and singular the herditaments 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 herditaments and appurtenances: **TO HAVE AND TO HOLD** the said premises as above described, with the appurtenances, unto the party of the second part, his/her/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. His/her/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.

Parkstitle 12/14/12

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The Grantee(s) or Purchaser(s) of the property may not re-sell, record an additional conveyance document, or otherwise transfer title the property within 60 days following the grantor's execution of this deed.

IN WITNESS WHEREOF, said party of the first party has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its authorized representative.

By: [Signature] Lupe Zapata, AVP

THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATE HOLDERS CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2006-25, BY: BANK OF AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP, FKA COUNTRYWIDE HOME LOANS Lupe Zapata, AVP

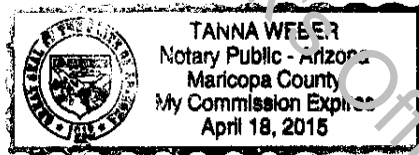
State of ARIZONA)
County of MARICOPA) SS.

I, Tanna Weber, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that Lupe Zapata, AVP, personally known to me to be the Authorized Representative of THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATE HOLDERS CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2006-25, BY: BANK OF AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP, FKA COUNTRYWIDE HOME LOANS, a 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 Authorized Representative, 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 9th day of October, 2012.

[Signature]
Notary Public Tanna Weber

April 18, 2015



My Commission Expires

This instrument Prepared by: Kimberly Goodell
Potestivo & Associates, P.C.
223 West Jackson Blvd. Suite 610
Chicago, IL 60606

Mail to:
Dwayne Smith
5723 Aberdeen
Chicago, IL 60621

send taxbills to:
Dwayne Smith
6226 S. ELIZABETH
Chicago IL 60636

10/26/2012
REAL ESTATE TRANSFER
CHICAGO: \$97.50
CTA: \$39.00
TOTAL: \$136.50
20-17-331-044-0000 | 20121001605092 | J5S6M1Q

REAL ESTATE TRANSFER	10/26/2012
COOK	\$6.50
ILLINOIS:	\$13.00
TOTAL:	\$19.50