

UNOFFICIAL COPY



Doc#: 1232104076 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 11/18/2012 11:18 AM Pg: 1 of 2

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That E*TRADE BANK
A DELAWARE LIMITED LIABILITY
COMPANY, herein called 'GRANTOR',
whose mailing address is:

4425 Ponce DeLeon Boulevard,
Coral Gables, Florida 33146

FOR AND IN CONSIDERATION OF
TEN and NO/100 DOLLARS, and other good
and valuable consideration, to it in hand paid by the party or parties identified below as
GRANTEE hereunder, by these presents does grant, bargain, and sell unto:

NAM PHAM and TAMMY PHAM, husband and wife, as joint tenants

called 'GRANTEE' whose mailing address is: 9238 Natchez, Morton Grove, IL 60053

all that certain real property situated in Cook County, Illinois and more particularly
described as follows:

LOT 3 IN BLOCK 1 (EXCEPT THAT PART OF SAID LOT FALLING IN HOWARD
STREET) IN OLIVER SALINGER AND COMPANY'S SECOND MCCORMICK
BOULEVARD ADDITION TO ROGERS PARK, BEING A SUBDIVISION IN THE
NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 25,
TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN,
IN COOK COUNTY, ILLINOIS.

Permanent Tax No.: 10-25-300-057-0000

Address of Property: 3107 W. HOWARD, CHICAGO, IL 60645

TO HAVE AND TO HOLD the above described premises, together with all the rights and
appurtenances thereto in any wise belonging, unto the said GRANTEE, his heirs or
successors and assigns forever, subject to: (a) covenants, conditions and restrictions of
record; (b) private, public and utility easements and roads and highways, if any; (c) party
wall rights and agreements, if any; (d) existing leases and tenancies, if any; (e) special
taxes or assessments for improvements not yet completed, if any; (f) installments not due
at the date hereof of any special tax or assessment for improvements heretofore
completed, if any; (g) general real estate taxes; (h) building code violations and judicial
proceedings relating thereto, if any; (i) existing zoning regulations; (j) encroachments if
any, as may be disclosed by a plat of survey; (k) drainage ditched, drain tiles, feeders,
laterals and underground pipes, if any; and (l) all mineral rights and easements in favor of
mineral estate.

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BOX 333-CT

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Subject as aforesaid, GRANTOR does hereby bind itself and its successors and assigns to warrant and forever defend all and singular the said premises unto the said GRANTEE, his heirs or successors and assigns, against every person whomsoever lawfully claiming or to claim the same, or any part thereof, by, through, or under GRANTOR but not otherwise.

IN WITNESS WHEREOF, the said GRANTOR has caused these presents to be executed and sealed this 15 day of OCT, 2012 in its name by _____ its _____ thereunto authorized by resolution of its board of directors.

E*TRADE BANK
BY Bayview Loan Servicing, LLC, its attorney in fact

Doris Asencio
Assistant Secretary

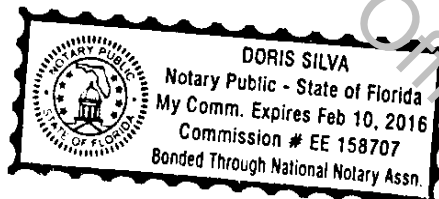
(AFFIX SEAL)

STATE OF Florida
COUNTY OF miamidade

The foregoing instrument was acknowledged before me this 15 day of OCT, 2012 by _____ as _____ of Bayview Loan Servicing, LLC.

NOTARY PUBLIC

MAIL TO:
Nam Pham
9238 Natchez
Morton Grove, IL 60053



This instrument prepared by:

Kenneth D. Slomka
Slomka Law Group
15255 S. 94th Avenue Suite 602
Orland Park, IL 60462

Permanent Tax No.: 10-25-300-057-0000
Address of Property: 3107 W. HOWARD, CHICAGO, IL 60645

REAL ESTATE TRANSFER		10/29/2012
	CHICAGO:	\$1,128.75
	CTA:	\$451.50
	TOTAL:	\$1,580.25

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REAL ESTATE TRANSFER		10/29/2012
	COOK:	\$75.25
	ILLINOIS:	\$150.50
	TOTAL:	\$225.75

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