

UNOFFICIAL COPY

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12-06597

SPECIAL WARRANTY DEED

Statutory (Illinois)
(Corporation to Individual)



MAIL TO:

*ROBERTO JUAREZ
12443 S KEELER AVE
ALSIP, IL 60803*

Doc#: 1300455010 Fee: \$40.00
Karen A. Yarbrough RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 01/04/2013 09:41 AM Pg: 1 of 2

GRANTEE'S ADDRESS &
NAME & ADDRESS OF TAXPAYER:

Roberto Juarez
12443 S. Keeler Avenue
Alsip, IL 60803

THE GRANTOR: The Bank of New York Mellon
FKA The Bank of New York, as Trustee for the
Certificateholders of the CWALT, Inc., Alternative
Loan Trust 2007-16CB Mortgage Pass-Through
Certificates, Series 2007-16CB a corporation

created and existing under and by virtue of the laws of the State of New York and duly authorized to transact business in the State of Illinois, party of the first part, for and in consideration of Ten (\$10.00) DOLLARS and other good and valuable considerations in hand paid, and pursuant to authority given by the Board of Directors of said corporation, by these presents does Remise, Release, Alien and Convey to Roberto Juarez, party of the second part, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois to wit:

LOT 2 IN BLOCK 3 IN ALSIP HIGHLANDS SUBDIVISION, BEING A SUBDIVISION OF THE EAST 825 FEET OF THE SOUTH 1584 FEET (EXCEPT THE WEST 175 FEET OF THE NORTH 792 FEET THEREOF) AND (EXCEPT THE WEST 308 FEET OF THE SOUTH 792 FEET THEREOF) OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 27, TOWNSHIP 37 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, 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, his/her 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 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, through or under it, it WILL WARRANT AND DEFEND, subject to:

The Warranties given herein are limited to the acts of the Grantor and subject to easements, covenants and restrictions of record.

Permanent Real Estate Index Number(s): 24-27-404-002-0000
Property Address: 12443 S. Keeler Avenue, Alsip, IL 60803

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 the presents by its X AV President, and attested by its X AVP Secretary, this 15 day of October, 2012.

IMPRESS
CORPORATE
SEAL HERE

Name of Corporation: The Bank of New York Mellon FKA The Bank of New York, as Trustee for the Certificateholders of the CWALT, Inc., Alternative Loan Trust 2007-16CB Mortgage Pass-Through Certificates, Series 2007-16CB by: Bank of America, N.A. Successor by Merger to BAC Home Loan Servicing, LP FKA Countrywide Home Loan Servicing, LP as it's Attorney-In-Fact

By X AV President Susan Shambre (SEAL)

ATTEST: X AVP Secretary Todd Gabert (SEAL)

NOTE PLEASE TYPE OR PRINT NAME BELOW ALL SIGNATURES

PREMIER TITLE

21

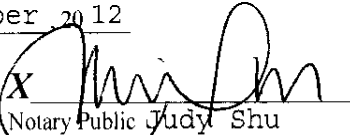
UNOFFICIAL COPY

STATE OF Arizona)
)SS
County of Maricopa)

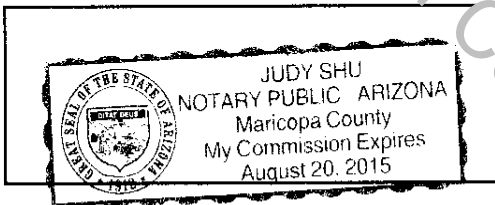
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT
X Susan Shambre personally known to me to be the **X** AV President of Bank of America, N.A., Successor by Merger to BAC Home Loan Servicing, LP, F/K/A Countrywide Home Loan Servicing, LP, as Attorney-In-Fact for The Bank of New York Mellon FKA The Bank of New York, as Trustee for the Certificateholders of the CWALT, Inc., Alternative Loan Trust 2007-16CB Mortgage Pass-Through Certificates, Series 2007-16CBand

X Todd Gabert personally known to me to be the **X** AVP ~~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 AV President and AVP ~~Secretary~~, they signed and delivered the said instrument and caused the corporate seal 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 notarial seal, this 15 day of October, 2012

X 
Notary Public Judy Shu

My commission expires on **X** August 20, 2015



COUNTY - ILLINOIS TRANSFER STAMPS

EXEMPT UNDER PROVISIONS OF PARAGRAPH _____
SECTION 4, REAL ESTATE TRANSFER ACT
DATE: _____

NAME AND ADDRESS OF PREPARER:



Freedman Anselmo Lindberg LLC
1807 W. Diehl Ste 333
Naperville, IL 60563

Buyer, Seller or Representative

Property Address: 12443 S. Keeler Avenue, Alsip, IL 60803

** This conveyance must contain the name and address of the Grantee for tax billing purposes: (Chap. 55 ILCS 5/3-5020) and name and address of the person preparing the instrument: (Chap. 55 ILCS 5/3-5022).

RE:593B

REAL ESTATE TRANSFER		12/27/2012	
	COOK		\$49.25
	ILLINOIS:		\$98.50
	TOTAL:		\$147.75

24-27-404-002-0000 | 20121001601997 | G8XYV8

TO _____
FROM _____
WARRANTY DEED
Statutory (Illinois)
(Corporation to Individual)

VILLAGE OF ALSIP



REAL ESTATE TRANSFER TAX
0034650
0000000526 FP326706

PREMIER TITLE
1350 W. NORTHWEST HIGHWAY
ARLINGTON HEIGHTS, IL 60004
(847) 255-7100