

UNOFFICIAL COPY



SPECIAL WARRANTY DEED

THE GRANTOR, Bank of America, N.A., Successor by Merger to BAC Home Loans Servicing, LP, FKA Countrywide Home Loans Servicing, LP

Doc#: 1311535027 Fee: \$40.00 RHSP Fee: \$10.00 Affidavit Fee: Karen A. Yarbrough Cook County Recorder of Deeds Date: 04/25/2013 10:54 AM Pg: 1 of 2

FILED # 288572

A corporation created and existing by virtue of the laws of the State of Texas, for and in consideration of Ten Dollars (\$10.00), in hand paid, and pursuant to authority given by the Board of Directors of said corporation, does, on this 04 day of March, 2013, REMISE, ALIEN AND CONVEY TO THE GRANTEE,

Andrea Gutierrez, 2874 W. Melrose, Chicago, IL 60618

The following described real estate situated in the County of Cook and State of Illinois, to wit: LEGAL DESCRIPTION ATTACHED

TO HAVE AND TO HOLD the said premises with all appurtenances thereunto belonging. The GRANTOR does covenant 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 said premises, against all persons lawfully claiming, or to claim the same, by, through, or under it, WILL WARRANT AND DEFEND, subject to: "The Grantee(s) or purchaser(s), of the Property may not re-sell, record an additional conveyance document, or otherwise transfer title to the Property within 60 days following the Grantor's execution of this deed"

PERMANENT REAL ESTATE NUMBER: 13-29-211-009

ADDRESS OF REAL ESTATE 3031 N. Monitor Avenue, Chicago, IL 60634

IN WITNESS WHEREOF, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Vice President, and attested by its Assistant Secretary, the day and year written above.

Bank of America, N.A., Successor by Merger to BAC Home Loans Servicing, LP, FKA Countrywide Home Loans Servicing, LP

Vice President

William Owens, AVP

Assistant Secretary

Christa McClure, AVP

STATE OF Texas

COUNTY OF Collin

I, the undersigned, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that William Owens personally known to be Vice President of Bank of America, N.A., Successor by Merger to BAC Home Loans Servicing, LP, FKA Countrywide Home Loans Servicing, LP and Christa McClure personally known by me to be the Assistant Secretary of said corporation, and personally known by me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and signed and delivered the said instrument and caused the corporate seal of the aforesaid 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.

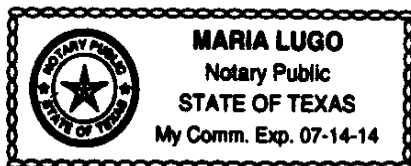
Given under my hand and official seal, this 04 day of March, 2013

Commission expires July 14, 2014

NOTARY PUBLIC

Maria Lugo

This instrument was prepared by STUART M. KESSLER, P.C., 3255 N. Arlington Heights Road, Suite 505, Arlington Heights, IL 60004



Handwritten notations and signatures in the bottom right corner.

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## LEGAL DESCRIPTION

LOT 52 IN JOHNSON BROTHERS WESTFIELD ADDITION TO CHICAGO, BEING A SUBDIVISION OF LOTS 3 AND 6, IN KING AND PATTERSON'S SUBDIVISION OF THE NORTHEAST ¼ OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

3031 N. Monitor Avenue  
Chicago, IL 60634

<b>REAL ESTATE TRANSFER</b>	03/11/2013
CHICAGO:	\$1,166.25
CTA:	\$466.50
<b>TOTAL:</b>	<b>\$1,632.75</b>

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<b>REAL ESTATE TRANSFER</b>	03/11/2013
COOK	\$77.75
ILLINOIS:	\$155.50
<b>TOTAL:</b>	<b>\$233.25</b>

13-29-211-009-0000 | 20130201602446 | N2E3MG

Mail to:

Nery & Richardson, LLC  
4258 W. 63rd St  
Chicago, IL 60629

Send Subsequent Tax Bills To:

Andrea Gutierrez  
3031 N. Monitor Ave.  
Chicago, IL 60634