



Doc#: 1324245048 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/30/2013 11:10 AM Pg: 1 of 2

SPECIAL WARRANTY DEED

August

This Agreement, made this 6th day of ~~July~~, 2013, between THE BANK OF NEW YORK MELLON F/K/A 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 ~~AZ~~ and duly authorized to transact business in the State of Illinois, party of the first part, and

Romin Company, Inc., 11041 S. Ridgeway, Chicago, IL 60655 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:

Unit 302, in Village Greene Condominium Phase III as delineated on a survey of Lot 1 in Block 27 in Arthur T. McIntosh and Company's First Addition to Garden Homes, being a Subdivision of part of the East 1/2 of the Southeast 1/4 of Section 22, Township 37 North, Range 13, East of the Third Principal Meridian and the South 33 feet of Vacated 118th Street lying North of and adjoining said Lot 1, hereinafter referred to as Parcel which Survey is attached as an Exhibit "A" to Declaration of Condominium made by the Bank of Hickory Hills, as Trustee under Trust Agreement dated August 21, 1976 and known as Trust Number 581 and recorded April 6, 1978 as Document 24392399 and amended from time to time together with its undivided percentage interest in said Parcel (excepting from said Parcel all the property and space comprising all the units thereof as defined and set forth in said Declaration and Survey) all in Cook County, Illinois.

Permanent Index Number(s): 24-22-413-017-1010

Commonly Known As: 11804 S. Komensky Ave. Unit 302, Alsip, IL 60803

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.

UNOFFICIAL COPY

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.

THE BANK OF NEW YORK MELLON F/K/A THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS, CWABS, INC., ASSET-BACKED CERTIFICATES SERIES, 2006-25

By: [Signature]

BY: BANK OF AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP, AS ATTORNEY IN FACT

Name: Tanna weber

Title: AVP

State of AZ)

County of Maricopa)

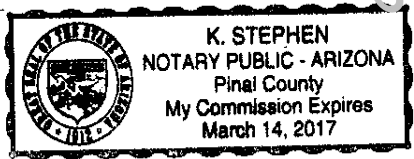
SS.

I, K Stephen, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that Tanna Weber AVP, personally known to me to be the Authorized Representative of BANK OF AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP, AS ATTORNEY IN FACT FOR THE BANK OF NEW YORK MELLON F/K/A THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS CWABS, INC., ASSET-BACKED CERTIFICATES SERIES, 2006-25, 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 6th day of Aug, 2013.

[Signature]
Notary Public

3/14/2017
My Commission Expires



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

Mail to:
Romin Company, Inc.
11041 S. Ridgeway
Chicago, IL 60655

REAL ESTATE TRANSFER		08/30/2013
	COOK	\$6.25
	ILLINOIS:	\$12.50
	TOTAL:	\$18.75

24-22-413-017-1010 | 20130801604460 | CNDH6Z

SEND SUBSEQUENT TAX BILLS TO:

Romin Company, Inc
11041 S. Ridgeway
Chicago, IL 60655

VILLAGE TAX

AUG. 20. 13
REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000000751
REAL ESTATE TRANSFER TAX
00100.00
FP326706