

# UNOFFICIAL COPY



Doc#: 1329557004 Fee: \$44.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 10/22/2013 08:59 AM Pg: 1 of 4

Property of Cook County Clerk's Office

Commitment Number: 3187111

This instrument prepared by, Ross M. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law,  
3805, Edwards Road, Suite 550, Cincinnati, Ohio 45209 (513) 247-9605.

After Recording Return To:  
ServiceLink Hopewell Campus  
4000 Industrial Boulevard  
Aliquippa PA 15001  
(800) 439-5451

Mail Tax Statements To: **MALGORZATA DZIEDZIC: 6526 W IRVING PARK ROAD  
#610, CHICAGO, IL 60634**

**PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER  
13-18-409-032-1050**

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## SPECIAL WARRANTY DEED

**THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWALT, INC., ALTERNATIVE LOAN TRUST 2005-ARI, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-ARI, whose mailing address is 2375 N GLENVILLE DRIVE, (MAIL CODE: TX 983-01-01), RICHARDSON, TX 75082, hereinafter grantor, for \$120,141.00 (One Hundred Twenty Thousand One Hundred Forty One Dollars and Zero Cents) in consideration paid, grants with covenants of special warranty to **MALGORZATA DZIEDZIC, hereinafter grantee, whose tax mailing address is 6526 W IRVING PARK ROAD #610, CHICAGO, IL 60634, the following real property:****

**ALL THAT CERTAIN CONDOMINIUM SITUATE IN THE COUNTY OF COOK, STATE OF ILLINOIS, BEING KNOWN AND DESIGNATED AS FOLLOWS: PARCEL 1: UNIT 610 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN MERRIMAC SQUARE CONDOMINIUM II AS**

4



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Executed by the undersigned on August 26, 2013:

THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWALT, INC., ALTERNATIVE LOAN TRUST 2005-ARI, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-ARI, BY BANK OF AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP as

Attorney-in-Fact  
By: [Signature]

\* 70A recorded 8/19/2013 # 2013010808

Name: Judy Shu  
AVP

Its: \_\_\_\_\_

STATE OF AZ  
COUNTY OF MARICOPA

The foregoing instrument was acknowledged before me on August 26, 2013 by Judy Shu its AVP on behalf of THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWALT, INC, ALTERNATIVE LOAN TRUST 2005-ARI, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-ARI, BY BANK OF AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP as Attorney-in-Fact who is personally known to me or has produced Az DL as identification, and furthermore, the aforementioned person has acknowledged that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.

[Signature]  
Notary Public Todd Gabert 9/14/15

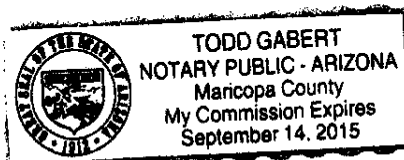
MUNICIPAL TRANSFER STAMP  
(If Required)

COUNTY/ILLINOIS TRANSFER STAMP  
(If Required)

EXEMPT under provisions of Paragraph \_\_\_\_\_ Section 31-45, Property Tax Code.

Date: \_\_\_\_\_

\_\_\_\_\_  
Buyer, Seller or Representative



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## PLAT ACT AFFIDAVIT

State of ~~Illinois~~ PA } ss.

County of Allegheny

Deborah Kiss being duly sworn on oath, states that The Bank of New York Mellon resides at 2375 N Coleridge Drive. That the attached deed is not in violation of 765 ILCS 205/1 for one of the following reasons: Richardson TX 75082

- ① Said Act is not applicable as the grantors own no adjoining property to the premises described in said deed; - OR - the conveyance falls in one of the following exemptions as shown by Amended Act which became effective July 17, 1959.
- 2. The division or subdivision of the land into parcels or tracts of five acres or more in size which does not involve any new streets or easements of access.
- 3. The divisions of lots or blocks of less than one acre in any recorded subdivision which does not involve any new streets or easements of access.
- 4. The sale or exchange of parcels of land between owners of adjoining and contiguous land.
- 5. The conveyance of parcels of land or interest therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
- 6. The conveyance of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
- 7. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
- 8. Conveyances made to correct descriptions in prior conveyances.
- 9. The sale or exchange of parcels or tracts of land existing on the date of the amendatory Act into no more than two parts and not involving any new streets or easements of access.
- 10. The sale of a single lot of less than 5.0 acres from a larger tract when a survey is made by an Illinois registered surveyor; provided, that this exemption shall not apply to the sale of any subsequent lots from the same larger tract of land, as determined by the dimensions and configuration of the larger tract on October 1, 1973, and provided also that this exemption does not invalidate any local requirements applicable to the subdivision of land. Amended by P.A. 80-318, 1 eff. October 1, 1977.

CIRCLE THE NUMBER ABOVE WHICH IS APPLICABLE TO THE ATTACHED DEED.

Affiant further state that she makes this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording.

MK

SUBSCRIBED and SWORN to before me

this 10 day of Oct, 2013.

Mary M Goddard

