

# UNOFFICIAL COPY



Doc#: 1409147003 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 04/01/2014 09:23 AM Pg: 1 of 3

Commitment Number: 3180798

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, LLC  
1400 Cherrington Parkway  
Moon Township, PA 15108

Mail Tax Statements To: CASEY JONES and NADINE JONES: 16331 Lawndale Ave.  
Markham, IL 60428

**PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER**  
**28-23-120-009**

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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 CWABS, Inc., Asset-Backed Certificates, Series 2004-12, whose mailing address is 2505 W Chandler Blvd (Mail Code: AZ1-805-03-03) Chandler, AZ 85224, hereinafter grantor, for \$18,900.00 (Eighteen Thousand Nine Hundred Dollars and Zero Cents) in consideration paid, grants with covenants of special warranty to CASEY JONES and NADINE JONES, hereinafter grantees, whose tax mailing address is 16331 Lawndale Ave. Markham, IL 60428, the following real property:

\*married  
All that certain parcel of land situate in the County of Cook, State of Illinois, being known and designated as follows:

Lot 10 in Block 7 in Arthur T. McIntosh and Company's Southtown Manor Unit No. 2, being a subdivision in the Northwest fractional 1/4 South of the Indian Boundary line of Section 23, Township 36 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

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Property Address is: 3627 BLACKSTONE AVE, MARKHAM, IL 60428

Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the seller acquired title.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

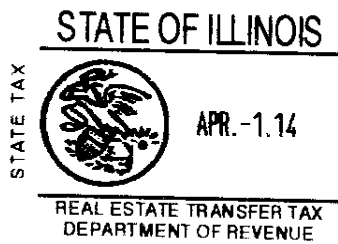
TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantees forever.

Prior instrument reference: 1311204101



**CITY OF MARKHAM**  
**Water Stamp**

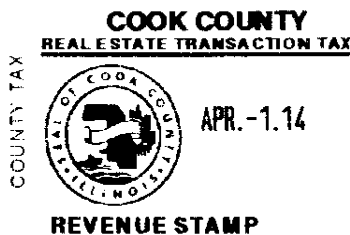
Date 2/26/14  
\$ 50.00 **3239**



APR. -1.14

# 0000002005

REAL ESTATE TRANSFER TAX
0001900
FP 103044



APR. -1.14

# 0000001990

REAL ESTATE TRANSFER TAX
0000950
FP 103039

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Executed by the undersigned on February 19, 2014:

The Bank of New York Mellon FKA The Bank of New York as Trustee for the Certificateholders of CWABS, Inc., Asset-Backed Certificates, Series 2004-12, BY BANK OF AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP as Attorney-in-Fact

By: [Signature]

Name: Lupe Zapata

Its: AVP

A Power of Attorney relating to the above described property was recorded on 10/16/2013 at Document Number: 1328957018.

STATE OF ARIZONA  
COUNTY OF MARICOPA

The foregoing instrument was acknowledged before me on February 19, 2014 by Lupe Zapata its AVP on behalf of **The Bank of New York Mellon FKA The Bank of New York as Trustee for the Certificateholders of CWABS, Inc., Asset-Backed Certificates, Series 2004-12, 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/E 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.

Notary Public [Signature] ROSEANNE SILVESTRO

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

