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Doc#: 1435722085 Fee: \$46.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 12/23/2014 03:21 PM Pg: 1 of 5

This Document Prepared By:

Potestivo & Associates, PC
Kimberly J. Goodell
223 W. Jackson Blvd., Suite 610
Chicago, IL 60606

After Recording Return To:

Paluch Construction Inc
8607 S. Meade Ave
Burbank, IL 60459

SPECIAL WARRANTY DEED

THIS INDENTURE made this th 12 day of December, 2014, between Deutsche Bank National Trust Company, as Trustee for Argent Securities Inc., Asset-Backed Pass-Through Certificates, Series 2005-W5, whose mailing address is C/O Ocwen Loan Servicing, LLC, 1661 Worthington Rd. Suite 100, West Palm Beach, FL 33409 hereinafter ("Grantor"), and Paluch Construction Inc, An Illinois Corporation, whose mailing address is 8607 S. Meade Ave, Burbank, IL 60459 (hereinafter, [collectively], "Grantee"), WITNESSETH that the Grantor, for and in consideration of the sum of One Hundred Twenty-Nine Thousand Dollars (\$129,000.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, does GRANT, BARGAIN AND SELL unto the Grantees, and to their heirs and assigns, FOREVER, the real property situated in the County of Cook and State of Illinois and more particularly described on Exhibit A and known as 8551 S Knox Ave, Chicago, IL 60652.

And the Grantor, for itself, and its successors, does covenant, promise and agree, to and with the Grantee, its 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; 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 all matters set forth on Exhibit B.

REAL ESTATE TRANSFER TAX 24-Dec-2014



COUNTY:	64.50
ILLINOIS:	129.00
TOTAL:	193.50

19-34-308-011-0000 | 20141201653425 | 0-997-780-096

REAL ESTATE TRANSFER TAX

24-Dec-2014



CHICAGO:	967.50
CTA:	387.00
TOTAL:	1,354.50

19-34-308-011-0000 | 20141201653425 | 1-687-644-800

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Grantor 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 Grantor acquired title.

This conveyance is made subject to all matters set forth on Exhibit B.

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 Grantee forever.

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Exhibit A
Legal Description

LOT 4 IN J.T. AHERN'S RESUBDIVISION OF LOTS 1, 2, 3 AND 4 IN BLOCK 4; LOTS 3 AND 5 IN BLOCK 29 AND LOTS 1, 2, 4 AND 5 IN BLOCK 30 IN FRED'K H BARTLETT'S CITY OF CHICAGO SUBDIVISION, OF LOTS 2 AND 3 IN ASSESSOR'S SUBDIVISION OF SECTION 34, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THAT PART OF THE EAST 129 FEET OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SAID SECTION 34 AS LIES IN SAID LOT 3 AND EXCEPT RAILROAD), IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 19-34-308-011-0000

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Exhibit B

Permitted Encumbrances

1. The lien of taxes and assessments for the current year and subsequent years;
2. Matters that would be shown by an accurate survey and inspection of the property;
3. All covenants, restrictions, conditions, easements, reservations, rights-of-way, and other matters of record, to the extent valid, subsisting and enforceable;
4. Zoning requirements, statutes, rules, orders, restrictions, regulations and ordinances of governmental agencies or their instrumentalities relating to the property, the buildings located thereon, their construction and uses, in force on the date hereof (if any such exist);
5. All roads and legal highways;
6. Rights of parties in possession (if any); and
7. Any licenses, permits, authorizations or similar items (if any) in connection with the conduct of any activity upon the property.

Property of Cook County Clerk's Office