

# UNOFFICIAL COPY



## SPECIAL WARRANTY DEED

Doc#: 1501222026 Fee: \$40.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 01/12/2015 10:01 AM Pg: 1 of 2

1001660251003 BT BT S  
1001660251003 BT BT S

THE GRANTOR, THE BANK OF NEW YORK MELLON F/K/A THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWABS, INC. ASSET-BACKED CERTIFICATES, SERIES 2006-25, for and in consideration of TEN AND NO/100 (\$10.00) Dollars, in hand paid, CONVEYS AND WARRANTS to, JAVIER JURADO AND TERESA SAUCEDO, of 1553 Schafer Ave., Bolingbrook, Illinois 60490, and 17021 Creighton Drive Lockport, Illinois 60441, respectively, of the County of Will, as Tenants in Common with no right of survivorship, the following described real estate situated in the County of Cook in the State of Illinois, to wit:

LOT 17 (EXCEPT METROPOLITAN WEST SIDE ELEVATED RAILROAD RIGHT OF WAY) IN SUBDIVISION OF SOUTH 1/2 BLOCK 51 IN SECTION 19, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

And the Grantor, for itself, and its successors, does covenant, promise and agree, to and with the Grantee, its successors 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 the following:

**SUBJECT TO:** easements, covenants and conditions of record, general real estate taxes for 2013 and thereafter, and hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois.

Permanent Real Estate Index Number(s): 17-19-419-008-0000  
Address of Real Estate: 1841 W Cullerton Street, Chicago, Illinois 60608

Dated this 15th day of DECEMBER, 2014

The Bank of New York Mellon F/K/A The Bank of New York, as Trustee for the Certificateholders of CWABS, Inc., Asset-Backed Certificates, Series 2006-25

By: Jennifer Green  
Bank of America, N.A., Successor by merger to BAC Home Loans Servicing, LP as attorney-in-fact

Name: JENNIFER GREEN

Title: ASSISTANT VICE PRESIDENT

Handwritten initials and numbers: J, 1304, 331

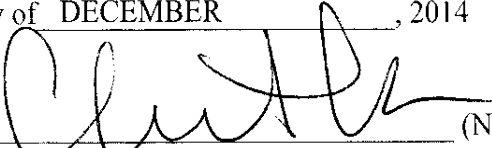
Handwritten number: 2

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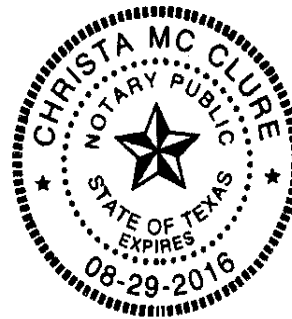
TEXAS )  
 STATE OF ~~ILLINOIS~~ )  
 DALLAS ) SS.  
 COUNTY OF ~~COOK~~ )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that JENNIFER GREEN known to me to be The Bank of New York Mellon F/K/A The Bank of New York, as Trustee for the Certificateholders of CWABS, Inc., Asset-Backed Certificates, Series 2006-25 by Bank of America, N.A. Successor by merger to BAC Home Loans Servicing, LP as attorney-in-fact, the person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that ~~he~~ she is authorized to execute this Special Warranty Deed and in fact signed, sealed, and delivered the Special Warranty Deed as a free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 15TH day of DECEMBER, 2014


  
 \_\_\_\_\_ (Notary Public)  
 CHRISTA MCCLURE

(SEAL)





Prepared by:  
 Brian P. Keller  
 Friedman Maguire & Carey, P.C.  
 150 S. Wacker Drive, Suite 2600  
 Chicago, Illinois 60606

Mail To:  
 Brian P. Keller  
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 Chicago, Illinois 60606

REAL ESTATE TRANSFER TAX		08-Jan-2015
	CHICAGO:	727.50
	CTA:	291.00
	<b>TOTAL:</b>	<b>1,018.50</b>
17-19-419-008-0000   20150101656359   1-005-258-368		

Name and Address of Taxpayer/Address of Property:  
 Javier Jurado and Teresa Saucedo  
 1841 W Cullerton Street,  
 Chicago, Illinois 60608

REAL ESTATE TRANSFER TAX		08-Jan-2015
	COUNTY:	48.50
	ILLINOIS:	97.00
	<b>TOTAL:</b>	<b>145.50</b>
17-19-419-008-0000   20150101656359   0-617-121-408		