

Commitment Number: 15NL01609
15WR02932

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:

~~Nations Lending Services~~ WWR
9801 Legler Road Tax ID: 20-35-210-015-0000
Lenexa, KS 66219
1-800-316-4682

ASSIGNMENT OF MORTGAGE

For valuable consideration paid, **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC AS NOMINEE FOR AMERICAS WHOLESALE LENDER** whose address is 1901 E. Voorhees St., Suite C, Danville, IL 61834, tel. (888)679-MERS, Parcel # 20-35-210-015-0000, "Lender", the holder of the mortgage described as follows:

Borrower: WILLIAM J. PRUDDEN, A SINGLE MAN Lender: MERS INC. AS NOMINEE FOR AMERICA'S WHOLESALE LENDER Amount: \$136,500.00 Dated: 11/04/2004 Recorded: 11/19/2004 Document: 0432426025 Maturity Date: 12/01/2034 Type: CLOSED ENDED Condo Rider Attached: NA PUD Rider Attached: NA Lender's Address: P.O. BOX 660694, DALLAS, TX 75266

Which is a lien on the real property described below, does hereby convey grant sell assign transfer and set over the described beneficial interest together with all interest secured thereby, all liens and any rights due or to become due thereon to **THE BANK OF NEW YORK MELLON as Trustee for CWMBBS, Inc. Series 2004-25** whose address is 101 Barclay St., New York, NY 10286.

SEE EXHIBIT "A" ATTACHED HERETO FOR LEGAL DESCRIPTION

Property Address: 8045 SOUTH KIMBARK AVENUE, CHICAGO, IL 60619
Loan Number: 1086843

UNOFFICIAL COPY

Executed by the undersigned this January 28, 2015.

**MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC AS
NOMINEE FOR AMERICAS WHOLESALE LENDER**

By: [Signature]
Its: Robert G. Hall
Vice President

Florida
STATE OF Miami Dade
COUNTY OF _____

The foregoing instrument was acknowledged before me on January 28, 2015 by Robert Hall its Vice President on behalf of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC AS NOMINEE FOR AMERICAS WHOLESALE LENDER** who is personally known to me or has produced _____ 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 Dacia Riley

UNOFFICIAL COPY

EXHIBIT A (LEGAL DESCRIPTION)

THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE COUNTY OF COOK IN THE STATE OF ILLINOIS, TO WIT: LOT 25 IN BLOCK 2 IN FOOTE'S ADDITION TO AVALON PARK IN SECTIONS 35, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. SUBJECT TO: BUILDING LINES AND BUILDING LAWS AND ORDINANCES, USE OR OCCUPANCY RESTRICTIONS, CONDITIONS AND COVENANTS OF RECORD; ZONING LAWS AND ORDINANCES WHICH CONFORM TO THE PRESENT USAGE OF THE PREMISES; PUBLIC AND UTILITY EASEMENTS WHICH SERVE THE PREMISES; AND PUBLIC ROAD AND HIGHWAYS, IF ANY, HEREBY RELEASING AND WAIVING ALL RIGHTS UNDER AND BY VIRTUE OF THE HOMESTEAD EXEMPTION LAWS OF THE STATE OF ILLINOIS. BEING THE SAME PROPERTY CONVEYED TO WILLIAM PRUDDEN BY WARRANTY DEED FROM JACQUELINE M. BURRUSS, A WIDOW AS RECORDED 11/19/2004 AS DOCUMENT 0432426024. Commonly Known As: 8045 SOUTH KIMBARK AVENUE, CHICAGO, IL 60619 TAX ID: 20-35-210-015-0000

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