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This Document Prepared By:

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



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 Karen A. Yarbrough
 Cook County Recorder of Deeds
 Date: 04/15/2015 10:46 AM Pg: 1 of 5

After Recording Return To:

Andrew Adamczyk and Rachael Adamczyk
5630 South Prarie Avenue 1
Chicago, IL 60637

SPECIAL WARRANTY DEED

THIS INDENTURE made this 12 day of February, 2015, between **The Bank of New York Mellon F/K/A The Bank of New York, as Trustee for TBW Mortgage-Backed Trust 2007-1, Mortgage-Backed Pass-Through Certificates, Series 2007-1**, whose mailing address is **C/O Ocwen Loan Servicing, LLC, 1661 Worthington Rd. Suite 100, West Palm Beach, FL 33409** hereinafter ("Grantor"), and **Andrew Adamczyk and Rachael Adamczyk, Husband and wife Joints tenants with rights of survivorship**, whose mailing address is **5630 South Prarie Avenue 1, Chicago, IL 60637** (hereinafter, [collectively], "Grantee"), WITNESSETH, that the Grantor, for and in consideration of the sum of Thirty-Three Thousand Dollars (\$33,000.00), 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 **5630 South Prarie Avenue 1, Chicago, IL 60637**.

CCRD REVIEWER 124

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,

REAL ESTATE TRANSFER TAX	15-Apr-2015
	COUNTY: 16.50
	ILLINOIS: 33.00
	TOTAL: 49.50

20-15-110-031-1002 | 20150301669253 | 1-659-315-584

REAL ESTATE TRANSFER TAX	15-Apr-2015
	CHICAGO: 247.50
	CTA: 99.00
	TOTAL: 346.50

20-15-110-031-1002 | 20150301669253 | 1-117-485-440

Handwritten notes and signatures on the right margin, including a vertical list of initials and a signature at the bottom.

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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.

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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Executed by the undersigned on February 12 2015:

GRANTOR:

**The Bank of New York Mellon F/K/A The Bank of New York,
as Trustee for TBW Mortgage-Backed Trust 2007-1,
Mortgage-Backed Pass-Through Certificates, Series 2007-1**

By: _____

By: Ocwen Loan Servicing, LLC, as Attorney-In-Fact

Name: Jami Dorobiala

Title: Contract Management Coordinator

STATE OF Florida)
) SS
COUNTY OF Palm Beach)

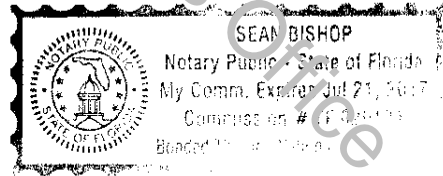
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Jami Dorobiala personally known to me to be the Contract Management Coordinator of **Ocwen Loan Servicing, LLC, as Attorney-In-Fact for The Bank of New York Mellon F/K/A The Bank of New York, as Trustee for TBW Mortgage-Backed Trust 2007-1, Mortgage-Backed Pass-Through Certificates, Series 2007-1** and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such Contract Management Coordinator [HE] [SHE] signed and delivered the instrument as [HIS] [HER] free and voluntary act, and as the free and voluntary act and deed of said Contract Management Coordinator, for the use and purposes therein set forth.

Given under my hand and official seal, this 12 day of February, 2015

Sean Bishop

Commission expires 7/21, 2017
Notary Public

SEND SUBSEQUENT TAX BILLS TO:
Andrew Adamczyk and Rachael Adamezyk
5630 South Prarie Avenue 1
Chicago, IL 60637



POA recorded simultaneously herewith

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Exhibit A Legal Description

PARCEL 1:

UNIT 5630-1 IN THE 5630-34 S. PRAIRIE CONDOMINIUMS AS DELINEATED AND DEFINED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: THAT PART OF THE SOUTH 1/2 OF LOT 3 LYING EAST OF THE EAST LINE OF AN 18 FOOT ALLEY, RUNNING NORTH AND SOUTH BETWEEN PRAIRIE AVENUE AND INDIANA AVENUE AND THE SOUTH 1/2 OF THAT PART OF LOT 8 LYING WEST OF PRAIRIE AVENUE IN OAKFIELD A SUBDIVISION OF BLOCKS 1, 2, 7 AND 8 IN NEWHALL, LARNED & WOODBRIDGES SUBDIVISION IN THE NORTHWEST 1/4 OF SECTION 15, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AUGUST 30, 2006 AS DOCUMENT #0624217140 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2 :

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-2, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT #0624217140.

Permanent Real Estate Index Number: 20-15-113-031-1002

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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.

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