



Doc#: 1515915004 Fee: \$44.00
RHSP Fee:\$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/08/2015 08:42 AM Pg: 1 of 4

This Document Prepared By:

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

After Recording Return To:

Maria Linares and Jose Sanchez
2722 W Cermak
Chicago, IL 60623

REAL ESTATE TRANSFER TAX	04-Jun-2015
COUNTY:	19.00
ILLINOIS:	38.00
TOTAL:	57.00



16-21-270-016-0000 | 20150401682509 | 1-564-982-656

SPECIAL WARRANTY DEED

THIS INDENTURE made this 23rd day of April, 2015, between **Bank of America, National Association**, whose mailing address is **C/O Ocwen Loan Servicing, LLC, 1661 Worthington Rd. Suite 100, West Palm Beach, FL 33409** hereinafter ("Grantor"), and **Maria Linares and Jose Sanchez - Husband and wife, Tenants in common**, whose mailing address is **2722 W Cermak, Chicago, IL 60623** (hereinafter, [collectively], "Grantee"), WITNESSETH, that the Grantor, for and in consideration of the sum of Thirty-Eight Thousand Dollars (\$38,000.00), 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 **1333 S 51 Ave, Cicero, IL 60804**.

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.

Handwritten notes: S = Y, P = 4, S = H, M = H, SC = Y, E = Y, INT = ST

T O W N O F C I C E R O	Town of Cicero	Address: 1333 S 51 AVE	Real Estate Transfer Tax
		Date: 04/30/2015	\$380.00
		Stamp #: 2015 990	Payment Type: Check
		By: mgarcia	Compliance #: 2014-OTRF6LZZ

UNOFFICIAL COPY

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.

Property of Cook County Clerk's Office

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Exhibit A
Legal Description

LOT 32 IN BLOCK 23 IN GRANT LOCOMOTIVE WORKS ADDITION TO CHICAGO, A
SUBDIVISION IN SECTION 21, TOWNSHIP 39 NORTH RANGE 13, EAST OF THE THIRD
PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 16-21-210-016-0000

Property of Cook County Clerk's Office