

# UNOFFICIAL COPY



Doc#: 1525333064 Fee: \$44.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Affidavit Fee: \$2.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 09/10/2015 11:34 AM Pg: 1 of 4

Property of Cook County Clerk's Office

Commitment Number: 3335672

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:  
ServiceLink, LLC  
1400 Cherrington Parkway  
Moon Township, PA 15108

Mail Tax Statements To: GINTARAS GENERAL CONSTRUCTION CO., AN ILLINOIS  
LIMITED LIABILITY COMPANY: 12304 Forestview Dr., Orland Park, IL 60467

**PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER**  
**28-23-409-019-0000**

**FIDELITY NATIONAL TITLE** **SPECIAL WARRANTY DEED**  
*28-23-409-019-0000*

THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2007-2, whose mailing address is 2505 W CHANDLER BLVD (MAIL CODE: AZ1-805-03-03) CHANDLER, AZ 85224, hereinafter grantor, for \$10,500.00 (Ten Thousand Five Hundred Dollars and Zero Cents) in consideration paid, grants with covenants of special warranty to GINTARAS GENERAL CONSTRUCTION CO., AN ILLINOIS LIMITED LIABILITY COMPANY, hereinafter grantee, whose tax mailing address is 12304 Forestview Dr., Orland Park, IL 60467, the following real property:

ALL THAT CERTAIN PARCEL OF LAND SITUATE IN THE COUNTY OF COOK AND STATE OF ILLINOIS. BEING KNOWN AND DESIGNATED AS FOLLOWS: LOT 5 AND THE NORTH 10 FEET OF LOT 6 IN BLOCK 42 IN H. W. ELMORE'S KEDZIE AVENUE RIDGE, BEING A SUBDIVISION OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 23, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN. SOUTH OF THE INDIAN BOUNDARY LINE,

**BOX 15**

S Y  
P 4GG  
S N  
SC V  
INT AB

# UNOFFICIAL COPY

**IN COOK COUNTY, ILLINOIS.**

**Property Address is: 16424 TRUMBULL AVENUE, MARKHAM, IL 60428**

Seller 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.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

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.

Prior instrument reference: **1505816058**

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

Executed by the undersigned on JULY 21, 2015:

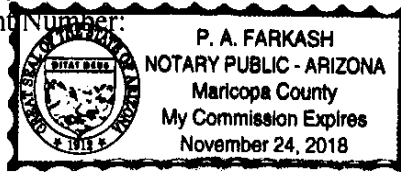
The Bank of New York Mellon fka the Bank of New York, as Trustee for the Certificateholders of CWABS, Inc., Asset-Backed Certificates, Series 2007-2, BY BANK OF AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP as Attorney-in-Fact

By: *Monja Mallow*

Printed Name: MONJA MALLOW

Its: AVP

A Power of Attorney relating to the above described property was recorded on \_\_\_\_\_ at Document Number: \_\_\_\_\_



STATE OF ARIZONA

COUNTY OF MARICOPA

The foregoing instrument was acknowledged before me on JULY 21, 2015 by MONJA MALLOW its AVP on behalf of **The Bank of New York Mellon fka the Bank of New York, as Trustee for the Certificateholders of CWABS, Inc., Asset-Backed Certificates, Series 2007-2, BY BANK OF AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP as Attorney-in-Fact** who is personally known to me or has produced AZ DRIVERS LIC 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.

*P. A. Farkash*  
Notary Public P.A. FARKASH

**MUNICIPAL TRANSFER STAMP  
(If Required)**

**COUNTY/ILLINOIS TRANSFER STAMP  
(If Required)**

EXEMPT under provisions of Paragraph \_\_\_\_\_ Section 31-45, Property Tax Code.

Date: \_\_\_\_\_

**CITY OF MARKHAM  
Water Stamp**

Buyer, Seller or Representative

EXEMPT

1336

REAL ESTATE TRANSFER TAX		31-Aug-2015
	COUNTY:	5.25
	ILLINOIS:	10.50
	TOTAL:	15.75

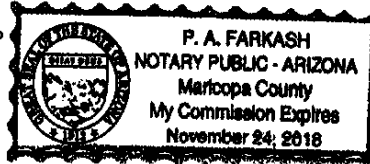
# UNOFFICIAL COPY

## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in land trust is either a natural person, and Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated JULY 21, 2015

*Monja Mallow*  
Signature of Grantor or Agent MONJA MALLOW, AVP



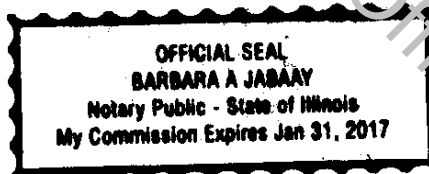
Subscribed and sworn to before  
Me by the said MONJA MALLOW, AVP  
this 21 day of JULY,  
2015.

NOTARY PUBLIC *P. A. Farkash*  
P. A. FARKASH

The Grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois a partnership authorized to do business or entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Date 8/25/15, 2015

*Alexander Domanakis*  
Signature of Grantee or Agent



Subscribed and sworn to before  
Me by the said Alexander Domanakis  
This 25th day of August,  
2015.

NOTARY PUBLIC *Barbara A. Jabaay*

NOTE: Any person who knowingly submits a false statement concerning the identity of grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses. (Attach to deed or ABI to be recorded in Cook County, Illinois if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)