

# UNOFFICIAL COPY

Doc#: 1530657076 Fee: \$52.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 11/02/2015 10:06 AM Pg: 1 of 3

Dec ID 20151001639147  
ST/CO Stamp 1-708-787-776 ST Tax \$46.00 CO Tax \$23.00  
City Stamp 0-119-081-024 City Tax: \$483.00

Property of Cook County Clerk's Office

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(Space above for Recording Info)

Special Warranty Deed

WSS131497 10/1 CTRD (MP)

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## SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That BAYVIEW LOAN SERVICING, LLC  
a Delaware limited liability company,  
herein called 'GRANTOR',

whose mailing address is:

4425 Ponce DeLeon Boulevard  
Coral Gables, Florida 33146

FOR AND IN CONSIDERATION OF

TEN and NO/100 DOLLARS, and other good

and valuable consideration, to it in hand paid by the party or parties identified below as  
GRANTEE hereunder, by these presents does grant, bargain, and sell unto:

ARES HOMES LLC

called 'GRANTEE' whose mailing address is: 2613 S. Kerckhoff, San Pedro, CA 90731

all that certain real property situated in Cook County, Illinois and more particularly described as  
follows:

LOT 9 IN BLOCK 6 IN VERNON PARK, A SUBDIVISION OF THE SOUTHWEST 1/4 OF  
THE SOUTHEAST 1/4 OF SECTION 3 TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE  
THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Tax No.: 25-03-428-023-0000

Address of Property: 9426 S. Eberhart Avenue, Chicago, IL 60619

TO HAVE AND TO HOLD the above described premises, together with all the rights and  
appurtenances thereto in any wise belonging, unto the said GRANTEE, his heirs or successors  
and assigns forever, subject to: (a) covenants, conditions and restrictions of record; (b) private,  
public and utility easements and roads and highways, if any; (c) party wall rights and  
agreements, if any; (d) existing leases and tenancies, if any; (e) special taxes or assessments for  
improvements not yet completed, if any; (f) installments not due at the date hereof of any special  
tax or assessment for improvements heretofore completed, if any; (g) general real estate taxes not  
yet due or payable; (h) building code violations and judicial proceedings relating thereto, if any;  
(i) existing zoning regulations; (j) encroachments if any, as may be disclosed by a plat of survey;  
(k) drainage ditches, drain tiles, feeders, laterals and underground pipes, if any; and (l) all  
mineral rights and easements in favor of mineral estate.

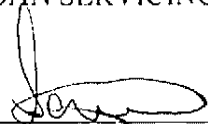
GRANTOR will defend the same against the lawful claims of all persons claiming by, through or  
under GRANTOR, and no others.

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IN WITNESS WHEREOF, the said GRANTOR has caused these presents to be executed and sealed this 26 day of October, 2015 in its name by Sonia Asencio its Asst. Sec. thereunto authorized by resolution of its Managers.

BAYVIEW LOAN SERVICING, LLC

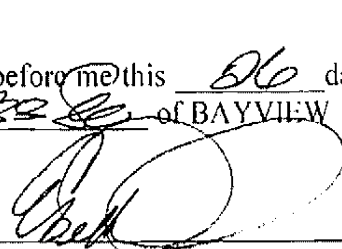
BY:



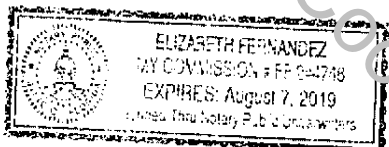
STATE OF Florida  
COUNTY OF Miami-Dade

Sonia Asencio  
Assistant Secretary

The foregoing instrument was acknowledged before me this 26 day of October, 2015 by Sonia Asencio Asst. Sec. of BAYVIEW LOAN SERVICING, LLC.



NOTARY PUBLIC



Mail To:  
AREA HOMES LLC  
9426 S EBERHART AVE  
CHICAGO IL 60619

Send Subsequent Tax Bills To:  
AREA HOMES LLC  
9426 S EBERHART AVE  
CHICAGO IL 60619

This instrument prepared by:  
Kenneth D. Slomka  
Slomka Law Group  
15255 S. 94<sup>th</sup> Ave., Suite 602  
Orland Park, IL 60462

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Clerk's Office