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Doc#: 1532255230 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 11/18/2015 10:32 AM Pg: 1 of 3

Dec ID 20151101643431
ST/CO Stamp 1-323-833-408 ST Tax \$39.00 CO Tax \$19.50

SPECIAL WARRANTY DEED
KNOW ALL MEN BY THESE PRESENTS:
That THE BANK OF NEW YORK MELLON
FKA THE BANK OF NEW YORK, AS
TRUSTEE FOR THE CERTIFICATEHOLDERS
OF CWALT, INC., ALTERNATIVE LOAN
TRUST 2005-28CB MORTGAGE
PASS-THROUGH CERTIFICATES
SERIES 2005-28CB,

herein called 'GRANTOR',
whose mailing address is:
4425 Ponce De Leon Blvd.,
Coral Gables, FL 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:

J & K PRESTIGE PROPERTIES, INC.

called 'GRANTEE' whose mailing address is:

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

Legal Description attached hereto as Exhibit "A"

Permanent Tax No.: 28-17-412-002-1004

Address of Property: 15832 TERRACE DRIVE #2E, OAK FOREST, IL 60452

TO HAVE AND TO HOLD the above described premises, together with all the rights and appurtenances thereto in any wise belonging, unto the said GRANTEES, 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; (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.

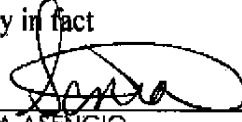
15WSS131959CP 1/1 (10)

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The GRANTEE, or Purchaser, of the Property cannot re-sell, record an additional conveyance document, or otherwise transfer title to the Property within 60 days following the GRANTOR's execution of this deed

IN WITNESS WHEREOF, the said GRANTOR has caused these presents to be executed and sealed this 13 day of NOVEMBER, 2015 in its name by SONIA ASENCIO its ASSISTANT SECRETARY thereunto authorized by resolution of its board of directors.

THE BANK OF NEW YORK MELLON
FKA THE BANK OF NEW YORK, AS
TRUSTEE FOR THE CERTIFICATEHOLDERS
OF CWALT, INC., ALTERNATIVE LOAN
TRUST 2005-28CB MORTGAGE
PASS-THROUGH CERTIFICATES
SERIES 2005-28CB
by BAYVIEW LOAN SERVICING, LLC, its
attorney in fact



SONIA ASENCIO
ASSISTANT SECRETARY

(AFFIX SEAL)

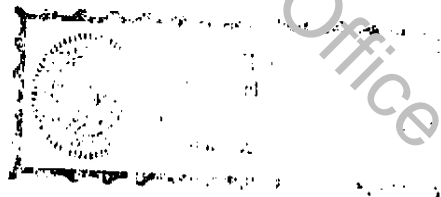
STATE OF FLORIDA
COUNTY OF MIAMI-DADE

The foregoing instrument was acknowledged before me this 13 day of NOVEMBER, 2015 by SONIA ASENCIO as ASSISTANT SECRETARY of BAYVIEW LOAN SERVICING, LLC, on behalf of the said corporation.



NOTARY PUBLIC

MAIL TO:
Brenda Murzyn
200 JACOBS #105
Naperville IL 60563



This instrument prepared by:
KENNETH D. SLOMKA
SLOMKA LAW GROUP
15255 S. 94th Avenue, Suite 602
Orland Park, IL 60462

Mail tax bill to
J&K Prestige Properties LLC
13605 Mission Hill Ct
Orland Park, IL
60462

Permanent Tax No.: 28-17-412-002-1004
Address of Property: 15832 TERRACE DRIVE #2E, OAK FOREST, IL 60452

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Exhibit "A"

Legal Description

PARCEL 1: UNIT 2E, IN ROYAL OAK II AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: LOT 2 IN OAK FOREST TERRACE, A SUBDIVISION OF PART OF THE SOUTH EAST 1/4 OF SECTION 17, TOWNSHIP 36 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED IN THE OFFICE OF RECORDER OF COOK COUNTY, ILLINOIS AS DOCUMENT 22116274 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENT FOR THE BENEFIT OF PARCEL 1 AS SHOWN ON PLAT OF OAK FOREST TERRACE SUBDIVISION RECORDED AS DOCUMENT 21942392 AND AS SET FORTH IN THE TERRACE MAINTENANCE ASSOCIATION AMENDED DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED AS DOCUMENT 22073461 AND CREATED BY DEED FROM OAK FOREST TERRACE INC., A CORPORATION OF ILLINOIS, TO ESTHER M. WILLMETTE AND DELORES LASKY RECORDED JANUARY 30, 1973 AS DOCUMENT 22203717 FOR INGRESS AND EGRESS, IN COOK COUNTY, ILLINOIS.

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