

UNOFFICIAL COPY

Doc#: 1602556031 Fee: \$50.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 01/25/2016 11:08 AM Pg: 1 of 2

Dec ID 20160101662535
ST/CO Stamp 1-509-450-304 ST Tax \$190.00 CO Tax \$95.00
City Stamp 0-357-016-128 City Tax: \$1,995.00

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 THE CWABS, INC., ASSET-BACKED
CERTIFICATES, SERIES 2005-16
herein called 'GRANTOR',
whose mailing address is: 7360 S Kyrene,
Tempe, AZ 85283

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:

DANIEL LUCERO AND SILVIA BUENO, AS JOINT TENANTS

called 'GRANTEE' whose mailing address is: 4937 W. Bloomingdale, Chicago, IL 60639
all that certain real property situated in Cook County, Illinois and more particularly
described as follows:

LOT 22 IN E. A. CUMMINGS AND COMPANY'S BELMONT AVENUE ADDITION
BEING AS SUBDIVISION OF THE SOUTH 1/2 OF THE WEST 1/2 OF THE EAST
1/2 OF THE EAST 1/2 OF THE SOUTH WEST 1/4 OF SECTION 22, TOWNSHIP 40
NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK
COUNTY, ILLINOIS.

Permanent Tax No.: 13-22-322-017-0000
Address of Property: 3254 N. Kenneth Ave., Chicago, IL 60641

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.

Subject as aforesaid, GRANTOR does hereby bind itself and its successors and assigns to
warrant and forever defend all and singular the said premises unto the said GRANTEE,
his heirs or successors and assigns, against every person whomsoever lawfully claiming
or to claim the same, or any part thereof, by, through, or under GRANTOR but not
otherwise.

Loan # 82231092

CTREO-WSSB 1238-1/1-MY

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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 6th day of January, 2016 in its name by Bradley S. Johnson its AUP thereunto authorized by resolution of its board of directors.

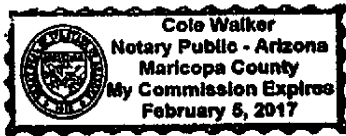
THE BANK OF NEW YORK MELLON
FKA THE BANK OF NEW YORK AS
TRUSTEE FOR THE CERTIFICATEHOLDERS
OF THE CWABS, INC., ASSET-BACKED
CERTIFICATES, SERIES 2005-16
by DITECH FINANCIAL, LLC, its attorney in fact

Bradley S. Johnson

(AFFIX SEAL)

STATE OF Arizona
COUNTY OF Maricopa

The foregoing instrument was acknowledged before me this 6 day of January, 2016 by Bradley S. Johnson as A.U.P. of DITECH FINANCIAL, LLC, on behalf of the said corporation



NOTARY PUBLIC

MAIL TO:
DANIEL LUCERO
3254 N. KENNETH AVE
CHICAGO, IL 60641

Send subsequent tax bill's to:
DANIEL LUCERO
3254 N. KENNETH AVE
CHICAGO, IL 60641

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

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