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Doc#: 1606922019 Fee: \$46.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 03/09/2016 11:02 AM Pg: 1 of 5

This Document Prepared By:

Potestivo & Associates, PC
Caitlin E. Cipri
223 W. Jackson Blvd., Suite 610
Chicago, IL 60606

After Recording Return To:

Kirkwood Investments LLC
14732 Campbell Ave
Harvey, IL 60426

SPECIAL WARRANTY DEED

THIS INDENTURE made this 12 day of January, 2016 between **Deutsche Bank National Trust Company, as Trustee for Argent Securities Inc., Asset-Backed Pass-Through Certificates, Series 2004-W8**, whose mailing address is **C/O Owen Loan Servicing, LLC, 1661 Worthington Rd. Suite 100, West Palm Beach, FL 33409** hereinafter ("Grantor"), and **Kirkwood Investments LLC - An Illinois Limited Liability Company**, whose mailing address is **14732 Campbell Ave, Harvey, IL 60426** (hereinafter, [collectively], "Grantee"), WITNESSETH, that the Grantor, for and in consideration of the sum of Seventeen Thousand Nineteen Dollars (\$17,019.00), 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 **22660 Brookwood Drive, Sauk Village, IL 60411**.

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

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matters set forth on Exhibit B.

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.

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Executed by the undersigned on Jan 12, 2016:

GRANTOR:

**Deutsche Bank National Trust Company, as Trustee for
Argent Securities Inc., Asset-Backed Pass-Through
Certificates, Series 2004-W8**

By: for [Signature]

By: Ocwen Loan Servicing, LLC, as Attorney-In-Fact

Name: **Jose Manrique**

Title: **Contract Management Coordinator** *

STATE OF ILLINOIS)
) SS
COUNTY OF DEWITT)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Jose Manrique, personally known to me to be the * of **Ocwen Loan Servicing, LLC, as Attorney-In-Fact for Deutsche Bank National Trust Company, as Trustee for Argent Securities Inc., Asset-Backed Pass-Through Certificates, Series 2004-W8** and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such * **[HE]** **[SHE]** signed and delivered the instrument as **[HIS]** **[HER]** free and voluntary act, and as the free and voluntary act and deed of said *, for the uses and purposes therein set forth.



Given under my hand and official seal, this 12th day of Jan., 2016

[Signature]
Commission expires 10/08, 2017
Notary Public **Michelle Abraham**



SEND SUBSEQUENT TAX BILLS TO:
Kirkwood Investments LLC
14732 Campbell Ave
Harvey, IL 60426

POA recorded on December 23, 2014 as Instrument No: 1435722084

REAL ESTATE TRANSFER TAX		09-Mar-2016
	COUNTY:	8.75
	ILLINOIS:	17.50
	TOTAL:	26.25
33-31-112-013-0000 20160301677326 1-119-569-472		

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Exhibit A Legal Description

LOT 9163 IN INDIAN HILL SUBDIVISION UNIT NO. 9, BEING A SUBDIVISION OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 31, TOWNSHIP 35 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 31, TOWNSHIP 35 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, ACCORDING TO THE PLAT THEREOF REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS ON SEPTEMBER 15, 1970 AS DOCUMENT NO. 2521661 AND SURVEYORS CERTIFICATE OF CORRECTION THEREOF REGISTERED ON OCTOBER 9, 1970 AS DOCUMENT NO 2525473 IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 33-31-112-013-0000

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Exhibit B

Permitted Encumbrances

1. The lien of taxes and assessments for the current year and subsequent years;
2. Matters that would be shown by an accurate survey and inspection of the property;
3. All covenants, restrictions, conditions, easements, reservations, rights-of-way, and other matters of record, to the extent valid, subsisting and enforceable;
4. Zoning requirements, statutes, rules, orders, restrictions, regulations and ordinances of governmental agencies or their instrumentalities relating to the property, the buildings located thereon, their construction and uses, in force on the date hereof (if any such exist);
5. All roads and legal highways;
6. Rights of parties in possession (if any); and
7. Any licenses, permits, authorizations or similar items (if any) in connection with the conduct of any activity upon the property.