

# UNOFFICIAL COPY

Doc#: 1611157043 Fee: \$50.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 04/20/2016 09:33 AM Pg: 1 of 2

## SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:  
That THE BANK OF NEW YORK TRUSTEE  
UNDER THE POOLING AND SERVICING  
AGREEMENT SERIES 04-18CB

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:

BARBARA GIBSON

called 'GRANTEE' whose mailing address is: *10320 S. Pulaski Rd #204A*  
all that certain real property situated in Cook County, Illinois and more particularly described as  
follows: *Oak Lawn, IL 60453*

UNIT 204-A AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED  
PARCEL OF REAL ESTATE: LOT 1 IN OWNERS DIVISION OF LOT 1 IN LONGWOOD  
ACRES, BEING A SUBDIVISION OF THE NORTHEAST 1/4 AND EAST 1/2 OF THE  
NORTHWEST 1/4 AND THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 15,  
TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN  
COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO  
DECLARATION BY MARQUETTE NATIONAL BANK AS TRUSTEE UNDER TRUST NO.  
2782 RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY,  
ILLINOIS, AS DOCUMENT NO. 19738205 TOGETHER WITH AN UNDIVIDED  
PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY,  
ILLINOIS.

Permanent Tax No.: 24-15-217-003-1044

Address of Property: 10320 S. PULASKI RD #204, OAK LAWN, IL 60453

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.

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

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 29 day of MAR, 2016 in its name by SONIA ASENCIO its AVP thereunto authorized by resolution of its board of directors.

THE BANK OF NEW YORK TRUSTEE  
UNDER THE POOLING AND SERVICING  
AGREEMENT SERIES 04-18CB  
by BAYVIEW LOAN SERVICING, LLC, its  
attorney in fact

Sonia Asencio  
Assistant Vice President

(AFFIX SEAL)

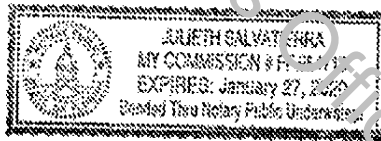
STATE OF FLORIDA  
COUNTY OF MIAMI-DADE

The foregoing instrument was acknowledged before me this 29 day of MARCH, 2016 by SONIA ASENCIO as AVP of BAYVIEW LOAN SERVICING, LLC, on behalf of the said corporation.

NOTARY PUBLIC

MAIL TO:

Barbara J. Gibson  
10320 S. Pulaski Rd #204A  
Oak Lawn, IL 60453



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

Village of	Real Estate Transfer Tax	Village of	Real Estate Transfer Tax
Oak Lawn	\$100 01822	Oak Lawn	\$80 02863
Oak Lawn	\$20 01822	Oak Lawn	\$20 01827

Permanent Tax No.: 24-15-217-003-1044  
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