

UNOFFICIAL COPY

Mail to:

Ginali Associates PC
947 N Plum Grove Rd
Schaumburg IL 60173

Doc#. 1619355184 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/11/2016 09:48 AM Pg: 1 of 3

Dec ID 20160601615277
ST/CO Stamp 1-792-355-648 ST Tax \$25.00 CO Tax \$12.50
City Stamp 1-972-120-896 City Tax: \$262.50

STEWART TITLE
800 E. Diehl Road
Suite 180
Naperville, IL 60563

SPECIAL WARRANTY DEED (CORPORATION TO INDIVIDUAL) ILLINOIS

01146-41874
2 of 3

THIS INDENTURE, made between **Deutsche Bank National Trust Company, as Trustee, for BCAPB LLC Trust 2007-AB1, Mortgage Pass-Through Certificates, Series 2007-AB1** duly authorized to transact business in the State of ILLINOIS, party of the first part, and **Bobby Moyanmaki & Manju Moyanmaki, as joint tenants**, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of \$10.00 (Ten dollars and no/100s) and other valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to their heirs and assigns, FOREVER all interest in the following described real estate, situated in the County of Cook and the State of Illinois known and described as follows, to wit:

See Attached Exhibit A

SUBJECT TO GENERAL REAL ESTATE TAXES NOT YET DUE AND PAYABLE; ANY SPECIAL ASSESSMENTS NOT YET DUE AND PAYABLE; BUILDING, BUILDING LINE AND USE OR OCCUPANCY RESTRICTIONS; CONDITIONS AND COVENANTS OF RECORD; ZONING LAWS AND ORDINANCES; EASEMENTS FOR PUBLIC UTILITIES; DRAINAGE DITCHES, FEEDERS AND DRAIN TILE, PIPE OR OTHER CONDUIT AND ALL OTHER MATTERS OF RECORD AFFECTING THE PROPERTY.

Together with all and singular the hereditaments and appurtenances hereunder belonging, or in otherwise appertaining, and the reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND HOLD the said premises as above described, with the appurtenances, unto the part of the second part, their heirs and assigns forever.

The Warranties given herein are limited to the acts of the Grantor and subject to easements, covenants and restrictions of record.”

PERMANENT REAL ESTATE INDEX NUMBER(S): **25-32-213-054-0000**
PROPERTY ADDRESS(ES): **12877 South Green Street, Chicago, IL 60643**

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IN WITNESS WHEREOF, said party of the first part has caused on **June 28, 2016**.

Deutsche Bank National Trust Company, as
Trustee, for BCAPB LLC Trust 2007-AB1,
Mortgage Pass-Through Certificates, Series
2007-AB1

Lindsay Doran

6/28/16

By: Wells Fargo Bank, N.A. as attorney in fact

REAL ESTATE TRANSFER TAX	08-Jul-2016
COUNTY:	12.50
ILLINOIS:	25.00
TOTAL:	37.50

25-32-213-054-0000 | 20160601615277 | 1-792-355-648

By: _____

Lindsay Doran
Vice President Loan Documentation

Its: _____

State of Iowa

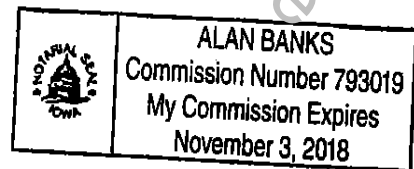
County Dallas

On this 28 day of **June**, A.D. 2016, before me, a Notary Public in and for said county, personally appeared Lindsay Doran, to me personally known, who being by me duly sworn (or affirmed) did say that that person is VPLD (title) of said Wells Fargo Bank, N.A. as attorney in fact for **Deutsche Bank National Trust Company, as Trustee for BCAPB LLC Trust 2007-AB1 Mortgage Pass-Through Certificates, Series 2007-AB1**, by authority of its board of (directors or trustees) and the said (officer's name)

Lindsay Doran acknowledged the execution of said instrument to be the voluntary act and deed of said (corporation or association) by it voluntarily executed.

[Signature] (Signature)
Notary Public

This Instrument was prepared by:
Ginali Associates P.C. - *Nicolaus Ginali*
947 N Plum Grove Rd
Schaumburg IL 60173



Please send subsequent Tax Bills to:
Bobby Moyanmakl & Manju Moyanmakl
205 Dulles Road
Des Plaines, IL 60016

0157297128B—12877 S Green St

REAL ESTATE TRANSFER TAX	08-Jul-2016
CHICAGO:	187.50
CTA:	75.00
TOTAL:	262.50 *

25-32-213-054-0000 | 20160601615277 | 1-972-120-896

* Total does not include any applicable penalty or interest due.

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EXHIBIT A

THE NORTH 10 FEET OF LOT 35 AND LOT 36 (EXCEPT THE NORTH 5 FEET THEREOF) IN BLOCK 'E' IN NEW ROSELAND SUBDIVISION NUMBER 2, BEING A SUBDIVISION IN THE EAST HALF (1/2) OF THE EAST HALF (1/2) OF THE NORTH EAST QUARTER (1/4) OF SECTION 32, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, ACCORDING TO THE PLAT THEREOF RECORDED AS DOCUMENT 10155679.

Commonly Known As: 12877 South Green Street, Chicago, IL 60643

Property of Cook County Clerk's Office