

1/3 2016-0145-PT

SPECIAL WARRANTY DEED  
Statutory (Illinois)  
(Corporation to Individual)



Doc#: 1623855110 Fee: \$40.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 08/25/2016 11:22 AM Pg: 1 of 2

MAIL TO:

Patricia Pascual  
Patricia Gutierrez Pascual Law, P.C.  
5716 West Lawrence Avenue  
Chicago, IL 60630

NAME & ADDRESS OF TAXPAYER:

Liliana Bedoya  
4607 W. Shakespeare Ave.  
Chicago, IL 60639

THE GRANTOR, 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 2007-7, a corporation created and existing under and by virtue of the laws of the and duly authorized to transact business in the State of Illinois, party of the first part, for and in consideration of Ten (\$10.00) Dollars and other good and valuable consideration in hand paid, and pursuant to authority given by the Board of Directors of said corporation, by these presents does Remise, Release, Alien and Convey to, Liliana Bedoya, 3567 W. Belden Ave., Chicago, IL 60647, party of the second part, all interest in the following described Real Estate situated in Cook County and the State of Illinois, to wit:

*\*an unmarried woman*

LOT 26 IN FRANK T. BAIRD'S RESUBDIVISION OF LOTS 1 TO 15 ALSO 26 TO 55 AND 66 TO 80, ALL INCLUSIVE, IN J.M. WELCH'S SUBDIVISION IN BLOCKS 1 AND 4 AND THE NORTH 132.75 FEET OF THE WEST 375 FEET OF BLOCK 5 OF VANNATTA'S SUBDIVISION OF THE SOUTH 1/2 OF THE WEST 1/2 OF THE NORTHWEST 1/4 (EXCEPT THE SOUTHWEST 1/4 THEREOF) IN SECTION 34, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.


Together with all and singular the hereditaments and appurtenances thereto belonging, or in anywise appertaining, and the reversion and 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 to hold the said premises as above described, with the appurtenances, unto the party of the second part, their heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, their 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 incumbered 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:

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



Permanent Index No.(s): 13-34-118-020-0000  
Property Address: 4607 W. Shakespeare Ave., Chicago, IL 60639

PREMIER TITLE

REAL ESTATE TRANSFER TAX		23-Aug-2016
	CHICAGO:	1,260.00
	CTA:	504.00
	TOTAL:	1,764.00 *

13-34-118-020-0000 | 20160701634424 | 0-920-570-688

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

REAL ESTATE TRANSFER TAX		23-Aug-2016
	COUNTY:	84.00
	ILLINOIS:	168.00
	TOTAL:	252.00

13-34-118-020-0000 | 20160701634424 | 0-474-532-672

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# UNOFFICIAL COPY

In Witness Whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to the presents by its X AV President, this X 13 day of X JULY, 20 16.

Name of Corporation: 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 2007-7 by Specialized Loan Servicing LLC, as Attorney in Fact

IMPRESS CORPORATE SEAL HERE

By X Specialized Asset Management LLC, as Attorney in Fact for Specialized Loan Servicing LLC

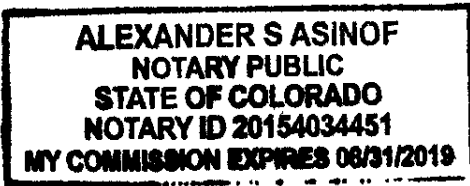
NOTE PLEASE TYPE OR PRINT NAME BELOW ALL SIGNATURES

Jeff Harnish, Assistant Vice President  
Specialized Asset Management, LLC  
as Attorney in Fact  
For Specialized Loan Servicing, LLC

STATE OF Colorado  
COUNTY OF Douglas

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT X Jeff Harnish personally known to me to be the X AV President of the Specialized Asset Management LLC, as Attorney in Fact for Specialized Loan Servicing LLC, as Attorney in Fact for 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 2007-7 and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such X AV President, they signed and delivered the said instrument and caused the corporate seal of said corporation, as their free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this X 13 day of X JULY, 20 16



X \_\_\_\_\_ Notary Public

My commission expires X \_\_\_\_\_

COUNTY - ILLINOIS TRANSFER STAMPS  
Exempt Under Provision of  
Paragraph \_\_\_\_, Section 4,  
Real Estate Transfer Act  
Date: \_\_\_\_\_  
Signature: \_\_\_\_\_

Prepared by:  
Anselmo Lindberg Oliver LLC  
1771 W. Diehl Ste 120  
Naperville, IL 60563

Property Address: 4607 W. Shakespeare Ave., Chicago, IL 60639

\*\* This conveyance must contain the name and address of the Grantee for tax billing purposes: (Chap. 55 ILCS 5/3-5020) and name and address of the person preparing the instrument: (Chap. 55 ILCS 5/3-5022).

RE591B

PREMIER TITLE  
1000 JORIE BLVD., SUITE 136  
OAK BROOK, IL 60523  
630-571-2111