

# UNOFFICIAL COPY

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

THIS AGREEMENT, made this 17<sup>th</sup> day of August 2016, between U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CMALT REMIC SERIES 2007-A1-REMIC PASS-THROUGH CERTIFICATES SERIES 2007-A1, a corporation created and existing under and by virtue of the laws of the U.S. and duly authorized to transact business in the State of Illinois, as GRANTOR, and KASTYTIS MACIONIS and REGINA KIRLIAUSKIENE, 104 HEATH PL, WESTMONT, IL 60559 as GRANTEE(S), WITNESSETH, GRANTOR, for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration in hand paid by the GRANTEE(S), 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 GRANTEE(S), and to their heirs and assigns, FOREVER, all the following described real estate, situated in the County of COOK and State of Illinois known and described as follows, to wit: *as joint tenants, with right of survivorship*



Doc#: 1626645035 Fee: \$40.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 09/22/2016 09:17 AM Pg: 1 of 2

**FIRST AMERICAN TITLE**  
**FILE # 2707639**

UNIT 7445-2 IN 7441-43-45-47 IN PONDEROSA COURT CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 17 IN HERITAGE MANOR, A SUBDIVISION OF PART OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 13, TOWNSHIP 36 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NO. 88247628, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anyway 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 GRANTOR, 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 GRANTEE(S), their heirs and assigns forever.

And the GRANTOR, for itself, and its successors, does covenant, promise and agree, to and with the GRANTEE(S), 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 encumbered or charged.

Permanent Real Estate Numbers: 27-13-204-035-1008

Address of the Real Estate: 7445 PONDEROSA CT #2C, ORLAND PARK, IL 60462

CRD REVIEW *Rv*

Grantor covenants that it is seized and possessed of the said land and has a right to convey it and warrants the title against the lawful claims of all persons claiming by, through and under it but not

**REAL ESTATE TRANSFER TAX**

22-Sep-2016



COUNTY:	50.75
ILLINOIS:	101.50
<b>TOTAL:</b>	<b>152.25</b>

27-13-204-035-1008

| 20160901653189 | 2-064-197-440

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further otherwise.

IN WITNESS WHEREOF, said party of the first part has caused its name to be signed to these presents by its AVP, and, if applicable, to be attested by its AVP, the day and year first above written.

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CMALT REMIC SERIES 2007-A1-REMIC PASS-THROUGH CERTIFICATES SERIES 2007-A1 BY CITIMORTGAGE, INC. AS ITS ATTORNEY-IN-FACT

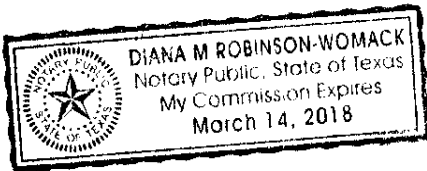
By [Signature]

Attest: [Signature]

STATE OF Texas )  
COUNTY OF Dallas ) ss.

I, Diana M Robinson-Womack, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that Evelyn Jones, personally known to me to be the AVP of CITIMORTGAGE, INC., ATTORNEY-IN-FACT FOR U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CMALT REMIC SERIES 2007-A1-REMIC PASS-THROUGH CERTIFICATES SERIES 2007-A1, a New York corporation, and Esler Robinson, personally known to me to be the AVP of said corporation, 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 AVP and AVP, they signed and delivered the said instrument, pursuant to authority, given by the Board of Directors 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 17 day of August, 2016.



[Signature]  
Notary Public

Commission Expires 3-14-18

MAIL TO:

AI Domanski  
1 N. Franklin #1200  
Chicago, IL 60606

SEND SUBSEQUENT TAX BILLS TO:

104 HEATH PL  
WESTMONT IL 60559