

UNOFFICIAL COPY

Commitment Number: 16-0006658-01



1632146055D

REO Number: 01093681

Doc# 1632146055 Fee \$40.00

After Recording, Return To:

JSSG VENTURES, LLC
243 DORSETSHIRE, STEGER, IL 60475

RHSP FEE: \$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 11/16/2016 02:43 PM PG: 1 OF 2

Mail Tax Statements To:

JSSG VENTURES, LLC
243 DORSETSHIRE, STEGER, IL 60475

PROPERTY INDEX/TAX/PARCEL IDENTIFICATION NUMBER(TID/PIN): 32-18-308-008-0000

SPECIAL WARRANTY DEED

THE BANK OF NEW YORK MELLON (KA THE BANK OF NEW YORK AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2004-14, WHOSE MAILING ADDRESS IS C/O BANK OF AMERICA, N.A., 2595 W. Chandler Blvd., Chandler, AZ, 85224, hereinafter, Grantor(s), for \$21,000.00 (TWENTY-ONE THOUSAND AND 00/100 U.S. DOLLARS), in consideration paid, grants, with covenants of special warranty to JSSG VENTURES, LLC, WHOSE ADDRESS FOR NOTICE IS 243 DORSETSHIRE, STEGER, IL 60475, hereinafter, Grantee(s), the following real property:

LOT 8 IN BLOCK 2 IN SARATOGA FARMS, A SUBDIVISION OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 AND PART OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 18, TOWNSHIP 35 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

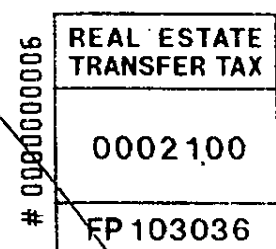
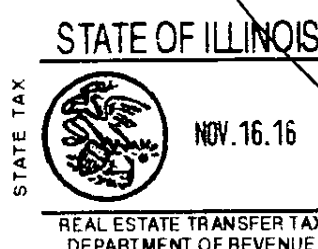
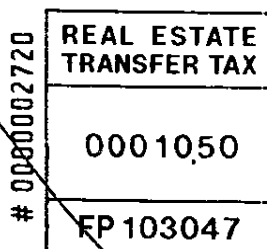
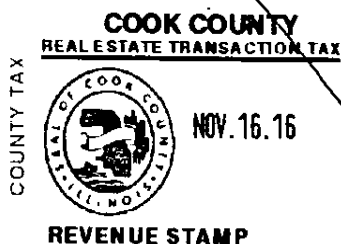
Common Address: 652 Lexington Dr., Chicago Heights, IL 60411

Seller makes no representations or warranties of any kind whatsoever, other than those set out above, whether expressed, implied, or implied by law, or otherwise, concerning the condition of the title of the property, prior to the date seller acquired title.

The real property described above is conveyed subject to the following: All easements, covenants, conditions, and restrictions of record; all legal highways; zoning, building, and other laws, ordinances, and regulations; real estate taxes and assessments not yet due and payable; rights of tenants in possession.

TO HAVE AND TO HOLD the same with all and singular, the appurtenances thereunto belonging or in any way pertaining to, and all the estate, right, title interest, lien equity, and claim whatsoever of said Grantor(s), either in law or in equity, to the only proper use, benefit, and on behalf of Grantee(s) forever.

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Executed by the undersigned on September 30, 2016

THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2004-14

By: Holly M Oldham 9/30/2016
BANK OF AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP AS ATTORNEY-IN-FACT

Name: Holly M Oldham

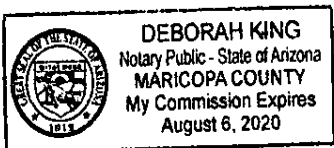
Title: Assistant Vice President (AVP)

PRIOR DOC (POA) REF #: 1614757059

STATE OF Arizona

COUNTY OF Maricopa

The foregoing instrument was acknowledged before me on September 30, 2016, by Holly M Oldham, as AVP, of Bank of America, N.A. Successor by merger to BAC Home Loans Servicing, LP, as attorney-in-fact for The Bank of New York Mellon fka The Bank of New York as Trustee for the Certificateholders of CWABS, Inc., Asset-Backed Certificates, Series 2004-14, who has produced A-Drivers License (name of form of identification), as identification, and, furthermore, the aforementioned person has acknowledged, that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.



[Impress Seal Here]

Notary Public: Deborah King 9/30/16
Deborah King

AFFIX MUNICIPAL TRANSFER STAMP HERE (If Required):

AFFIX COUNTY/ILLINOIS TRANSFER STAMP HERE (If Required):

CITY OF CHICAGO
NOTES TRANSFER TAX

84 DOLS 00 CTS

[CHECK AND COMPLETE, IF EXEMPTION APPLIES]

[] Exempt under 35 ILCS 200/31-45 paragraph (____), Section 4, Real Estate Transfer Act

Date: _____ Signature of Buyer, Seller or Representative: _____

This Instrument Prepared By: LAW OFFICE OF MICHAEL A. GALASON, 12607 S. MEADE AVE., PALOS HEIGHTS, IL 60463