

# UNOFFICIAL COPY

mail to + Mail Tax Bill to:  
Piorun Properties LLC.  
845 W. Fulton  
Chicago IL 60607



Doc#: 0925826080 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 09/15/2009 10:30 AM Pg: 1 of 3

3800-117  
REO #C08T063

## SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS that FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION, ORGANIZED AND EXISTING UNDER THE LAWS OF THE UNITED STATES OF AMERICA, duly authorized to transact business in the State of Illinois, GRANTOR, for and in consideration of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration, receipt whereof is hereby acknowledged does hereby GRANT, CONVEY and SELL to Piorun Properties LLC, which is located at 845 W. Fulton Market Street, Chicago, IL 60607 GRANTEE(S), all of the following described premises situated in Cook County, Illinois, to-wit:

PARCEL 1: UNIT 2 IN 851 E. 63<sup>RD</sup> PLACE CONDOMINIUMS AS DELINEATED AND DEFINED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 5 (EXCEPT THE EAST 5 FEET THEREOF) IN BLOCK 3 IN SNOW AND DICKINSON'S SUBDIVISION OF BLOCKS 1, 2, AND 3 OF WILLIAM HALE THOMPSON'S ADDITION TO CHICAGO IN THE NORTHWEST QUARTER OF SECTION 23, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS AN EXHIBIT THE DECLARATION OF CONDOMINIUM RECORDED MARCH 20, 2007 AS DOCUMENT NUMBER 0707915090, AS MAY BE AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO USE PARKING SPACE 1-3; A LIMITED COMMON ELEMENT, AS DELINEATED AND DEFINED IN THE DECLARATION AFORESAID RECORDED AS DOCUMENT 0707915090, AS AMENDED.

Commonly known as: 851 E. 63<sup>RD</sup> PLACE #2, CHICAGO, ILLINOIS, 60637  
Permanent Index No: 20-23-101-011-0000

FATC 1967682

To Have and To Hold the said premises unto the said GRANTEE(S), subject only to:

- (a) general real estate taxes for the 2<sup>nd</sup> installment 2008 and subsequent years;
- (b) building set back lines, easements and covenants and/or restrictions of record;

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Property of Cook County Clerk's Office

**STATE OF ILLINOIS**  
 REAL ESTATE TRANSFER TAX  
 DEPARTMENT OF REVENUE

SEP. -3.09

STATE TAX

5884900000 #

REAL ESTATE TRANSFER TAX
0001900
FP 103027

**COOK COUNTY**  
 REAL ESTATE TRANSACTION TAX  
 REVENUE STAMP

SEP. -3.09

COUNTY TAX

2015600000 #

REAL ESTATE TRANSFER TAX
0000950
FP 103028

**CITY OF CHICAGO**  
 REAL ESTATE TRANSACTION TAX  
 DEPARTMENT OF REVENUE

SEP. -3.09

CITY TAX

# 000006109

REAL ESTATE TRANSFER TAX
0019950
FP 102812

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And said grantor, hereby expressly waives and releases any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

And the said GRANTOR, for itself and its successors, does warrant to the said GRANTEE(S), only that:

1. GRANTOR has not done or suffered to be done anything whereby the said premises hereby granted are, or may be in any manner, encumbered; and
2. GRANTOR will forever defend the said premises against all persons lawfully claiming through GRANTOR, but not otherwise.

IN WITNESS WHEREOF, the said FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE UNITED STATES OF AMERICA, has caused its corporate seal to be affixed and these presents to be signed on its behalf, this 17<sup>th</sup> day of August, 2009.

FANNIE MAE A/K/A  
FEDERAL NATIONAL MORTGAGE ASSOCIATION ORGANIZED  
AND EXISTING UNDER THE LAWS OF THE UNITED STATES OF  
AMERICA by HAUSELMAN, RAPPIN & OLSWANG, LTD. Attorney  
in Fact

By: [Signature], Holder of limited  
power of attorney

THIS INSTRUMENT WAS PREPARED BY:  
Hauselman, Rappin & Olswang, Ltd.  
39 South LaSalle Street  
Chicago, Illinois 60643

STATE OF ILLINOIS

COUNTY OF COOK

I, ELISA SZOPA, a Notary Public in and for said County, in the State aforementioned, DO HEREBY CERTIFY that Daniel H. Olswang, personally known to me to be the officer of HAUSELMAN, RAPPIN & OLSWANG, LTD. holder of Limited Power of Attorney to execute documents from FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE UNITED STATES OF AMERICA and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such officer, he signed and delivered the said instrument, pursuant to authority given by the Board of Directors of said corporation as his 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<sup>th</sup> day of August, 2009.

[Signature]  
Notary Public

