

# UNOFFICIAL COPY

**PREPARED BY:**

Codilis & Associates, P.C.  
15W030 N. Frontage Rd.  
Burr Ridge, IL 60527



Doc#: 1011226248 Fee: \$38.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 04/22/2010 02:29 PM Pg: 1 of 2

**MAIL TAX BILL TO:**

Ivelina G. Ivanova  
4810 N. Avers Avenue Unit GE,  
Chicago, IL 60625

**MAIL RECORDED DEED TO:**

Richard Cooke  
2653 North Kedzie Avenue  
Chicago, IL 60647-1607

PH760297309472

## SPECIAL WARRANTY DEED

THE GRANTOR, Federal Home Loan Mortgage Corporation, 5000 Plano Parkway Carrollton, TX 75010-, a corporation organized and existing under the laws of the United States of America, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, GRANTS, CONVEYS AND SELLS Ivelina G. Ivanova, \_\_\_\_\_, 371 Arborgate Ln. Buffalo Grove, IL 60089-, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

UNITS 4810-GE IN THE AVERS CONDOMINIUM, AS DELINEATED ON A SURVEY ON THE FOLLOWING DESCRIBED PROPERTY:

THE NORTH 116 FEET OF THE SOUTH 231 FEET OF THE EAST 1/2 OF BLOCK 6 IN SPIKING'S SUBDIVISION OF THE WEST 60 ACRES (EXCEPT THE NORTHWEST 13 ACRES THEREOF) OF THE SOUTHWEST 1/4 OF SECTION 11, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY ILLINOIS; WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0623510031, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

13-11-323-029-1001  
(underlying PIN 13-11-323-024)  
4810 N. Avers Avenue Unit GE, Chicago, IL 60625

GRANTOR, for itself and its successors and assigns, hereby covenants and represents that it has not done, or suffered to be done, anything whereby the premises hereby conveyed is, or may be, in any manner encumbered or charged, except as recited herein, and that it will warrant and defend the premises against all persons lawfully claiming by, through or under grantor, subject to: general real estate taxes not yet due or payable, any special assessments not yet due or 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.

STATE OF ILLINOIS	
STATE TAX	REAL ESTATE TRANSFER TAX
	APR. 20. 10
# 0000033160	0003000
#	FP326652

REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE

COOK COUNTY	
COUNTY TAX	REAL ESTATE TRANSFER TAX
	APR. 20. 10
# 0000048044	0001500
#	FP326665

REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE

CITY OF CHICAGO	
CITY TAX	REAL ESTATE TRANSFER TAX
	APR. 20. 10
# 0000000000	0031500
#	FP326650

REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE

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027

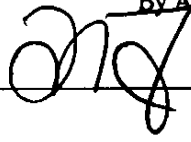
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Special Warranty Deed - *Continued*

Dated this 19<sup>th</sup> Day of March 20 10

Federal Home Loan Mortgage Corporation  
By Attorney in Fact

By



Attorney in Fact

STATE OF Illinois )  
 ) SS.  
COUNTY OF DuPage )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Brian Tracy as attorney in fact for Federal Home Loan Mortgage Corporation, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument, as his/her/their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 19<sup>th</sup> Day of March 20 10



Notary Public

My commission expires: \_\_\_\_\_

Exempt under the provisions of \_\_\_\_\_  
Section 4, of the Real Estate Transfer Act \_\_\_\_\_ Date \_\_\_\_\_  
\_\_\_\_\_ Agent.



Property of Cook County Clerk's Office