

UNOFFICIAL COPY



1021426315

Doc#: 1021426315 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 08/02/2010 02:48 PM Pg: 1 of 3

MAIL TO:

ROSA MONTALVO

3309 W. 66th ST

CHICAGO, IL 60629

SPECIAL WARRANTY DEED
(CORPORATION TO INDIVIDUAL)
ILLINOIS

100366803 294

THIS INDENTURE, made this 12 th day of July, 2010, between **Fannie Mae a/k/a Federal National Mortgage Association**, a corporation organized and existing under the laws of the United States of America and duly authorized to transact business in the State of Illinois, party of the first part, and **Rosa Montalvo**, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of \$10.00 (Ten dollars and no/100s) in hand paid by the party of the second part, 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 party of the second part, and to their heirs and assigns, FOREVER, all the following described real estate, situated in the County of COOK and the State of Illinois known and described as follows, to wit:

SEE ATTACHED EXHIBIT A

SUBJECT TO ANY AND ALL COVENANTS, CONDITIONS, EASEMENTS, RESTRICTIONS AND ANY OTHER MATTERS OF RECORD.

Together with all and singular the hereditament and appurtenances thereunder belonging, or in otherwise appertaining, and the 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 hereditament and appurtenances: TO HAVE AND HOLD the said premises as above described, with the appurtenances, unto the part of the second part, their heirs and assigns forever.

The Grantor promises or covenants to defend title to the property from and against all lawful claims and demands of all persons claiming by, through or under Grantor and none other.

PERMANENT REAL ESTATE INDEX NUMBER(S) **19-13-320-003**

PROPERTY ADDRESS(ES):

6107 S. Sacramento, Chicago, IL, 60629

S Y
P 3
S _____
SC Y
INT CG

ATGF, INC.

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Fannie Mae a/k/a Federal National Mortgage Association

PLACE CORPORATE SEAL HERE

By: *Katherine G. File*
As Attorney in Fact

STATE OF IL)
COUNTY OF Cook) SS

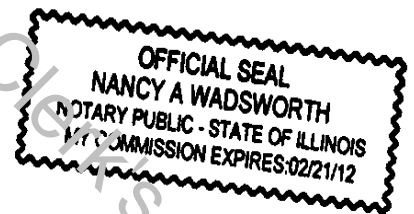
I, *Nancy A. Wadsworth* the undersigned, a notary public in and for said County, in the State aforesaid, do hereby certify that *Katherine G. File*, personally known to me to be the attorney in fact for Fannie Mae a/k/a Federal National Mortgage Association, and personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person and severally 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 official seal this 10th day of July, 2010.
Nancy A. Wadsworth
NOTARY PUBLIC

My commission expires: 02/21/12

This instrument was prepared by PIERCE & ASSOCIATES, P.C.
1 North Dearborn, Suite 1300, Chicago, IL 60602


Exempt under the provision of _____
Section 4, of the Real Estate Transfer Act _____ Date: _____
_____ Agent.



PLEASE SEND SUBSEQUENT TAX BILLS TO:
ROSA MONTALVO
3309 W. 66th ST
CHICAGO, IL 60629

STATE TAX

STATE OF ILLINOIS



JUL.26.10


REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000000092

REAL ESTATE TRANSFER TAX
0005800
FP326652

COOK COUNTY
REAL ESTATE TRANSACTION TAX

COUNTY TAX



JUL.26.10


REVENUE STAMP

2800500000

REAL ESTATE TRANSFER TAX
0002900
FP326665

CITY TAX

CITY OF CHICAGO



JUL.26.10

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

000001867

REAL ESTATE TRANSFER TAX
0060900
FP326650

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EXHIBIT A

LOT 38 IN BLOCK 12 IN COBE & MCKINNON'S 63RD STREET AND SACRAMENTO AVENUE SUBDIVISION OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 13, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office