

UNOFFICIAL COPY

090306800853

MAIL TO:

Baudin + Baudin
P.O. Box 845
Dunore, IL 60118-0845



Doc#: 1022412018 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 08/12/2010 08:44 AM Pg: 1 of 3

SPECIAL WARRANTY DEED
(CORPORATION TO INDIVIDUAL)
ILLINOIS

THIS INDENTURE, made this 26th 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 **Oak Leyden Development Services, INC.** 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) 12-33-128-016-0000

PROPERTY ADDRESS(ES):

2101 Kirschhoff Street, Melrose Park, IL, 60164

S ✓
P 3
S ✓
SC ✓
INT ✓

Attorneys' Title Guaranty Fund, Inc.
1 S. Wacker Rd., STE 2400
Chicago, IL 60606-4650
Attn: Search Department

UNOFFICIAL COPY

Fannie Mae a/k/a Federal National Mortgage Association

By: Nathaniel H. File
As Attorney in Fact

PLACE CORPORATE SEAL HERE

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 Catherine 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.

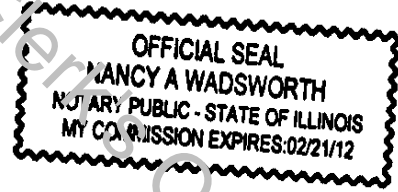
GIVEN under my hand and official seal this 26th day of July, 2010.
Nancy A. Wadsworth
NOTARY PUBLIC

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:
Oak Lander Development
411 Chicago Ave
Oak Park, IL 60302



STATE TAX	STATE OF ILLINOIS	REAL ESTATE TRANSFER TAX
	AUG.-5.10	0014900
	REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	# 0000000229 FP326652

COUNTY TAX REVENUE STAMP	COOK COUNTY REAL ESTATE TRANSACTION TAX	REAL ESTATE TRANSFER TAX
	AUG.-5.10	0007450
	# 0000050218	FP326665

UNOFFICIAL COPY

EXHIBIT A

The West 1/2 of the West 1/2 of that part lying East of the West 33 feet and West of the East 33 feet thereof of the South 1/2 of the South 1/2 of the West 1/2 of the Northeast 1/4 of the Southeast 1/4 of the Northwest 1/4 of Section 33, Township 40 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois.

Property of Cook County Clerk's Office