

UNOFFICIAL COPY

MAIL TO:

Arturo Sanchez
3536 S. Central
Cicero, IL 60804

SPECIAL WARRANTY DEED
(CORPORATION TO INDIVIDUAL)
ILLINOIS



Doc#: 1023040120 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 08/18/2010 10:27 AM Pg: 1 of 3

100366803271

THIS INDENTURE, made this 9 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 **Arturo Sanchez and Norma Sanchez**, 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: **as Joint Tenants*

SEE ATTACHED EXHIBIT A

GRANTEE HEREIN SHALL BE PROHIBITED FROM CONVEYING CAPTIONED PROPERTY TO A BONAFIDE PURCHASER FOR VALUE FOR A SALES PRICE GREATER \$58,950 FOR A PERIOD OF 3 MONTH(S) FROM THE DATE OF THIS DEED, GRANTEE SHALL ALSO BE PROHIBITED FROM ENCUMBERING SUBJECT PROPERTY WITH A SECURITY INTEREST IN THE PRINCIPAL AMOUNT FOR GREATER THAN \$58,950 FOR A PERIOD OF 3 MONTH(S) FROM THE DATE OF THIS DEED. THESE RESTRICTIONS SHALL RUN WITH THE LAND AND ARE NOT PERSONAL TO GRANTEE. THIS RESTRICTION SHALL TERMINATE IMMEDIATELY UPON CONVEYANCE AT ANY FORECLOSURE SALE RELATED TO A MORTGAGE OR DEED OF TRUST

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) 16-29-222-010-0000
PROPERTY ADDRESS(ES):

2423 S. 56th Court, Cicero, IL, 60804

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

INDEX
16-29-222-010-0000

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Fannie Mae a/k/a Federal National Mortgage Association

PLACE CORPORATE SEAL HERE

By: Katherine G. Fele
As Attorney in Fact

STATE OF IL)
COUNTY OF Cook) SS

COOK COUNTY REAL ESTATE TRANSACTION TAX

COUNTY TAX  AUG. -3.10

REVENUE STAMP

0000050183

REAL ESTATE TRANSFER TAX
0003275
FP326665

I, Jamie L. Mongan the undersigned, a notary public in and for said County, in the State aforesaid, do hereby certify that Katherine G. Fele, 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 9th day of July, 2010.


[Signature]
NOTARY PUBLIC

My commission expires:

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.

STATE TAX

STATE OF ILLINOIS  AUG -3.10

REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE

0000000194


REAL ESTATE TRANSFER TAX
0006550
FP326652

"OFFICIAL SEAL"
JAMIE L. MONGAN
Notary Public, State of Illinois
My Commission Expires 08/24/11

PLEASE SEND SUBSEQUENT TAX BILLS TO:

Arturo Sanchez
2423 S. 56th Ave
Chicago, IL 60604

EXEMPT Arturo Sanchez & Norma Sanchez

TOWN OF CICERO  JUL 27.10

REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE

0000003404

REAL ESTATE TRANSFER TAX
0005000
FP351021

EXEMPT

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EXHIBIT A

Lot 6 in McCarty's Resubdivision of Lots 71 to 89, inclusive, in the Commissioner's Subdivision of the East 1/2 of the Southeast 1/4 of the Northeast 1/4 of Section 29, Township 39 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

Property of Cook County Clerk's Office