## **UNOFFICIAL COPY**

PREPARED BY:

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

MAIL TAX BILL TO: Christopher Gerke 1870 N. Oakley Ave Chicago, 12 Locust

MAIL RECORDED DEED TO:

Unistopher Genke 1870 N. Calley Ave Chicago, IL ledolf



Doc#: 1101440044 Fee: \$38.00 Eugene "Gene" Moore RHSP Fee:\$10.00

Cook County Recorder of Deeds Date: 01/14/2011 12:39 PM Pg: 1 of 2

## SPECIAL WARRANTY DEED

THE GRANTOR, Federal Force Loan Mortgage Corporation, 5000 Plano Parkway Carrollton, TX 75010-, a corporation organized and existing under the laws of the State of Texas, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, GRANTS CONVEYS AND SELLS Christopher A. Gerke, A SINGI & MAN interest in the following described real estate situated in the County of Cook, of 1870 W. Dakley Ave Chicago IL 1006 FT State of Illinois, to wit:

THAT PART OF LOTS 67, 68, 69, 70 AND 71 IN BLOCK 5 IN MERCE'S ADDITION TO HOLSTEIN IN THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 31, TOWNSHIP 40 NO CTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 71; THENCE NORTH 47 DEGREES 40 MINUTES 47 SECONDS WEST, A DISTANCE OF 102.88 FEET TO THE POINT OF BFGINNING, THENCE NORTH 47 DEGREES 40 MINUTES 47 SECONDS WEST, A DISTANCE OF 11.62 FEET TO A POINT; THENCE NORTH 73 DEGREES 29 MINUTES 20 SECONDS EAST, A DISTANCE OF 23.29 FEET TO A POINT; THENCE NORTH 70 DEGREES 34 MINUTES 52 SECONDS EAST, A DISTANCE OF 53.26 FEET TO A POINT; THENCE NORTH 76 DEGREES 27 MINUTES 53 SECONDS EAST, A DISTANCE OF 10.82 FEET TO A POINT; THENCE SOUTH 0 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 24.52 FEET TO A POINT; THENCE SOUTH 86 DEGREES 08 MINUTES 41 SECOND, WEST, A DISTANCE OF 7.10 FEET TO A POINT; THENCE SOUTH 86 DEGREES 26 MINUTES 49 SECONDS WEST, ALCOIG THE CENTER LINE OF PARTY WALL, A DISTANCE OF 53.42 FEET TO A POINT; THENCE SOUTH 86 DEGREES 22 MINUTES 47 SECONDS WEST, A DISTANCE OF 15.70 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, IL JINGIS.

14-31-300-065 1870 N. Oakley Avenue, Chicago, IL 60647

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.

Day of December 2010

1101440044D Page: 2 of 2

## **UNOFFICIAL COPY**

Special Warranty Deed - Continued

				Federal Home Loan 1	Mortgage Corporation	
					ney in Fact	
			By :	dy,	Attorney in	Fact
STATE OF	ILLINOIS	)		(	)	
COUNTY OF	DUPAGE	) SS. )				
subscribed to the fo	ersigned, a Notary Public ion, by Brian Tracy, At pregoing instrument, appoint instrument, a his her/anei	torney in Fact, personated before me this	onally known day in nersor	to me to be the same a, and acknowledged the es and purposes therein	e person(s) whose name nat he/she/they signed, so set forth.	alay ialam
	Given u	inder my hand and no	otarial seal, th	Hadrine	Chisoon	20 10
				My commission exp	Notary Public pires: 11/08/20	011
Exempt under the p	rovisions of	0.0				
Section 4, of the Rec	al Estate Transfer Act Agent.	Dete		LEANNE	CIAL SEAL E C WILSON C - STATE OF ILLINOIS	
		$\tau$	C	MY COMMISSI	ON EXPIRES:11/08/11	
			47	71		
	RE	AL ESTATE TRANSF	FER	01/05/2011		
			COOK	6 167 0 1		

REAL ESTATE TRA	01/05/2011	
	соок	\$167,00
	ILLINOIS:	\$334.00
	TOTAL:	\$501.00
14-31-300-065-000	0120101201600	527 LMV/GDT

REAL ESTATE T	RANSFER	01/05/2011
	CHICAGO:	\$2,505.00
	CTA:	\$1.002.00
	TOTAL:	\$3.507.00
14-31-300-065-0	0000   2010120160052	7 11 2 ID 7\A/