

# UNOFFICIAL COPY



Doc#: 1107433143 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 03/15/2011 02:19 PM Pg: 1 of 3

3800-970  
REO #C1003VM

## SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS that FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE UNITED STATES OF AMERICA, duly authorized to transact business in the State of Illinois, GRANTOR, for and in consideration of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration, receipt whereof is hereby acknowledged does hereby GRANT, CONVEY and SELL to Kalistrate Kakhani, individually, address: 2209 N Halsted St, #3R, Chicago, IL 60614, GRANTEE(S), all of the following described premises situated in Cook County, Illinois, to-wit:

UNIT 4343-3 AND LCE P-3 IN MICHIGAN MANOR CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THE SOUTH HALF OF LOT 18 AND THE NORTH HALF OF LOT 19 IN BLOCK 1 IN L.W. STONE'S SUBDIVISION OF THE EAST 20 ACRES OF THE NORTH 30 ACRES OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 3, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT 'D' TO THE DECLARATION OF CONDOMINIUM RECORDED MAY 8, 2000 AS DOCUMENT NUMBER 00323781 AND AS AMENDED, TOGETHER WITH ITS UNDIVIDED INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

Commonly Known as: 4343 S Michigan Ave, #3, Chicago, IL 60653  
Property Index No. 20-03-302-029-1003

BOX 15

**FIDELITY NATIONAL TITLE**

To Have and To Hold the said premises unto the said GRANTEE(S), subject only to:

- (a) general real estate taxes for 2010 and subsequent years;
- (b) building setback lines, rights, easements, limitations, covenants, conditions and/or restrictions of record;
- (c) rights of way for drainage ditches, drain tiles, feeders, laterals and underground pipes, if any;
- (d) provisions, conditions, covenants, restrictions, options, assessments, and easements as created by the Declaration of Condominium recorded as document 00323781 and any amendments thereto;

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(e) grantee herein shall be prohibited from conveying captioned property for a sales price of greater than \$13,200.00 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 of greater than \$13,200.00 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.

And said grantor, hereby expressly waives and releases any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

And the said GRANTOR, for itself and its successors, does warrant to the said GRANTEE(S), only that:

1. GRANTOR has not done or suffered to be done anything whereby the said premises hereby granted are, or may be in any manner, encumbered; and,
2. GRANTOR will forever defend the said premises against all persons lawfully claiming through GRANTOR, but not otherwise.

IN WITNESS WHEREOF, the said FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE UNITED STATES OF AMERICA, has signed these presents on its behalf, this 4th day of February, 2011.

FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE UNITED STATES OF AMERICA by HAUSELMAN, RAPPIN & OLSWANG, LTD. Attorney in Fact

*[Handwritten Signature]*  
By: \_\_\_\_\_  
Holder of Limited POA

THIS INSTRUMENT WAS PREPARED BY:  
Hauselman, Rappin & Olswang, Ltd.  
39 South LaSalle Street  
Chicago, Illinois 60603

REAL ESTATE TRANSFER TAX	0011550	FP 102803
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9990000000 #

CITY OF CHICAGO

MAR. 10. 11



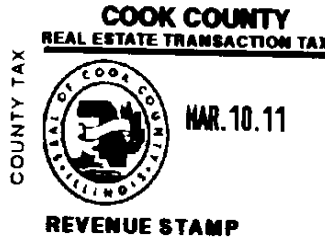
REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE

CITY TAX

# UNOFFICIAL COPY

STATE OF ILLINOIS

COUNTY OF COOK



# 0000005716	REAL ESTATE TRANSFER TAX
	0000550
	FP 326707

I, Mirela S Iosef, a Notary Public in and for said County, in the State aforementioned, DO HEREBY CERTIFY that Daniel H. Olswang, personally known to me to be the officer of HAUSELMAN, RAPPIN & OLSWANG, LTD. holder of Limited Power of Attorney to execute documents from FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION ORGANIED AND EXISTING UNDER THE LAWS OF THE UNITED STATES OF AMERICA and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such officer, he signed and delivered the said instrument, pursuant to authority given by the Board of Directors of said corporation as his free and voluntary act and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

GIVEN under my hand and official seal this 4<sup>th</sup> day of February, 2011.

*Mirela S Iosef*  
\_\_\_\_\_  
Notary Public

Prepared by:  
Hauselman, Rappin & Olswang, Ltd.  
39 S. LaSalle Street, Suite 1105  
Chicago, IL 60603  
(312) 372-2020



AFTER RECORDING,  
MAIL TO  
BARRY KREISLER  
3001 W ARMITAGE  
CHICAGO, IL 60647

