

11

10-04029

SPECIAL WARRANTY DEED

Statutory (Illinois)

(Corporation to Limited Liability Company)



Doc#: 1113222041 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 05/12/2011 10:15 AM Pg: 1 of 4

THE GRANTOR:

Federal National Mortgage Association a corporation created and existing under and by virtue of the laws of the United States of America and duly authorized to transact business in the State of Illinois, party of the first part, for and in consideration of TEN (\$10.00) DOLLARS, and other valuable consideration in hand paid, and pursuant to authority given by the Board of Directors of said corporation, by these presents does Remise, Release, Alien and Convey to

South Shore Rentals, LLC

a limited liability company organized and existing under and by virtue of the laws of the State of Illinois having its principal office at the following address 820 N. Hermitage Chicago IL 60622, party of the second part, the following described Real Estate situated in the County of COOK and State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and 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 hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part, their heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, their heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner incumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND, subject to:

The Warranties given herein are limited to the acts of the Grantor and subject to easements, covenants and restrictions of record.

Permanent Real Estate Index Number(s): 20-29-403-003-0000
Address(es) of Real Estate: 7507 S. Carpenter Street, Chicago, IL 60620

In Witness Whereof, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Authorized Member, this 29 day of April, 2011.

NAME OF CORPORATION: Federal National Mortgage Association by: Freedman Anselmo Lindberg LLC as its Attorney-In-Fact

BY: [Signature]
Authorized Member

IMPRESS CORPORATE SEAL HERE

Table with 2 columns: Fee Type (COOK, ILLINOIS, TOTAL) and Amount (\$7.75, \$15.50, \$23.25)

20-29-403-003-0000 | 20110401600148 | N6CRQK

Table with 2 columns: Fee Type (CHICAGO, CTA, TOTAL) and Amount (\$116.25, \$46.50, \$162.75)

20-29-403-003-0000 | 20110401600148 | ZGCE57

PREMIER TITLE

Handwritten initials and numbers: C. Z., 4B

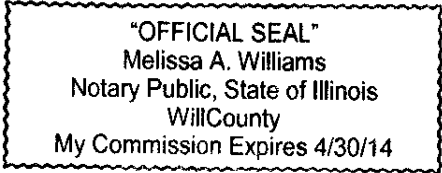
UNOFFICIAL COPY

IMPRESS
NOTARIAL
SEAL HERE

State of X Illinois, County of X DuPage ss. I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that X Thomas J Anselmo personally known to me to be the Authorized Member of Freedman Anselmo Lindberg LLC as Attorney-In-Fact for Federal National Mortgage Association, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me in person and severally acknowledged that as such Authorized Member, they signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority given by the Board of Directors of said corporation, as their 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 X 29 day of April 2011
Commission expires X April 30 2014 X Melissa A Williams
NOTARY PUBLIC

Property Address: 7507 S Carpenter Street, Chicago, IL 60620



THIS INSTRUMENT WAS PREPARED BY:

Freedman Anselmo Lindberg LLC
1807 W. Dixon Road, #333
Naperville, IL 60565 1890

MAIL TO:

Scott A. Sandroff
Attorney at Law
910 Woodlands Parkway
Vernon Hills, IL 60061-3103

OR RECORDERS OFFICE BOX NO. _____

SEND SUBSEQUENT TAX BILLS TO:

South Shore Rentals, LLC
820 N. Hermitage
Chicago IL 60622

RE656

PREMIER TITLE
1350 W. NORTHWEST HIGHWAY
ARLINGTON HEIGHTS, IL 60004
(847) 255-7100

UNOFFICIAL COPY

EXHIBIT C

GRANTEE HEREIN SHALL BE PROHIBITED FROM CONVEYING CAPTIONED PROPERTY TO A BONAFIDE PURCHASER FOR VALUE FOR A SALES PRICE OF GREATER THAN \$18,360.00 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 \$18,360.00 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 THE GRANTEE. THIS RESTRICTION SHALL TERMINATE IMMEDIATELY UPON CONVEYANCE AT ANY FORECLOSURE SALE RELATED TO A MORTGAGE OR DEED OF TRUST.

Property of Cook County Clerk's Office

UNOFFICIAL COPY

EXHIBIT "A"

File No.: 2010-04064-PT

Commitment No.: 2010-04064-PT

PROPERTY DESCRIPTION

The land referred to in this commitment is described as follows:

LOT 32 IN BLOCK 5 IN SUBDIVISION OF THE SOUTHEAST 1/4 (EXCEPT THE NORTH 99 FEET THEREOF) IN SECTION 29, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office