

# UNOFFICIAL COPY



Doc#: 1115311042 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 06/02/2011 10:19 AM Pg: 1 of 3

First American Title  
Order # 2115325

3800-1179  
REO #C1011795

## 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 Nelson Nunez, individually, address: 4459 W. Wrightwood, #G, Chicago, IL 60639, GRANTEE(S), all of the following described premises situated in Cook County, Illinois, to-wit:

LOT 14 IN BLOCK 2 IN CALLANDS NORTH AVENUE AND GRAND AVENUE SUBDIVISION OF ALL THAT PART OF BLOCKS 2 AND 3 IN HAMILTON'S SUBDIVISION OF THE SOUTH 60 ACRES OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 34, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN LYING WEST OF THE EAST LINE OF THE WEST 1/4 OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SAID SECTION 34, IN COOK COUNTY, ILLINOIS.

Commonly known as: <sup>Ave</sup> 1616 N Kilbourn, Chicago, IL 60639  
Property Index No. 13-34-318-017-0000

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

- (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;

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,

S Y  
P 3  
S N  
SC Y  
INT Y

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**CITY OF CHICAGO**

CITY TAX



MAY.27.11

REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE

# 0000012912

REAL ESTATE TRANSFER TAX
00546.00
FP 102812

**STATE OF ILLINOIS**

STATE TAX



MAY.27.11

REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 0000012534

REAL ESTATE TRANSFER TAX
00052.00
FP 103027

**COOK COUNTY  
REAL ESTATE TRANSACTION TAX**

COUNTY TAX



MAY.27.11

REVENUE STAMP

# 0000012544

REAL ESTATE TRANSFER TAX
00026.00
FP 103028

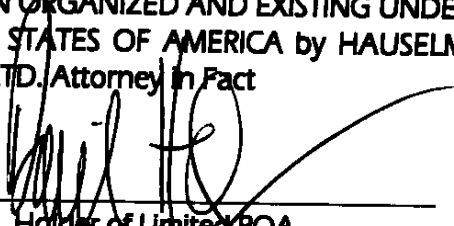
Property of Cook County Clerk's Office

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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 12<sup>th</sup> day of May, 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

By:   
Holder of Limited POA

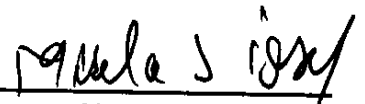
THIS INSTRUMENT WAS PREPARED BY:  
Hauselman, Rappin & Olswang, Ltd.  
39 South LaSalle Street  
Chicago, Illinois 60603

STATE OF ILLINOIS

COUNTY OF COOK

I, Mirela S. Josef, 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 ORGANIZED 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 12<sup>th</sup> day of May, 2011.

  
Notary Public

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



Mail To:  
Rogelio Pena  
4928 S. Cicero  
Chicago IL 60638

Tax Bills To: Nelson Nunez  
1166 N Kilbourn Ave.  
Chicago IL 60639