

UNOFFICIAL COPY



Doc#: 1119611018 Fee: \$38.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 07/15/2011 09:49 AM Pg: 1 of 2

PREPARED BY:

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

MAIL TAX BILL TO:

Joel Gutierrez ~~and Rafael Nieto~~
2924 N. 74th Ct.
ELMWOOD PARK, IL 60707

MAIL RECORDED DEED TO:

~~Joel Gutierrez and Rafael Nieto~~
G. GTRAMBONE
101 E. ST. CHARLES RD #200
Villa Park, IL 60181

110297318425

SPECIAL WARRANTY DEED

Martie & Reynalda ~~Martie~~
GONZALEZ

THE GRANTOR, Federal National Mortgage Association, PO Box 650043 Dallas, TX 75265-, a corporation organized and existing under the laws of the United States of America, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, GRANTS, CONVEYS AND SELLS to Joel Gutierrez and Rafael Nieto, of 2214 S. Harvey Ave Berwyn, IL 60402-, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

**AS JOINT TENANTS, MARTIE & REYNALDA M. GONZALEZ*

THE NORTH 33 FEET AND 4 INCHES OF LOT 34 IN JOHN W THOMPSON AND COMPANY'S FIRST ADDITION TO ELMWOOD PARK GARDENS, BEING A SUBDIVISION OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 12-25-218-023

PROPERTY ADDRESS: 2924 N. 74th Court, Elmwood Park, IL 60707

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.

S Y
P 2
S N
SC Y
INT Y

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Special Warranty Deed - Continued

Dated this 27th Day of June 20 11

Federal National Mortgage Association

By Attorney in Fact

By

[Signature] Attorney in Fact

STATE OF Illinois)
) SS.
COUNTY OF DuPage)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Brian Kelly as attorney in fact for Federal National Mortgage Association, 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 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 notarial seal, this 27th Day of June 20 11

Notary Public

My commission expires: _____

REAL ESTATE TRANSFER 06/29/2011



COOK \$74.50
ILLINOIS: \$149.00
TOTAL: \$223.50

12-25-218-023-0000 | 20110601601359 | L20MHL



Village of Elmwood Park
Real Estate Transfer Stamp
\$500



Village of Elmwood Park
Real Estate Transfer Stamp
\$5



Village of Elmwood Park
Real Estate Transfer Stamp
\$200



Village of Elmwood Park
Real Estate Transfer Stamp
\$20



Village of Elmwood Park
Real Estate Transfer Stamp
\$20