

# UNOFFICIAL COPY

**SPECIAL WARRANTY DEED  
Statutory (Illinois)  
(Corporation to Individual)**



Doc#: 1131250058 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 11/08/2011 03:21 PM Pg: 1 of 3

**Above Space for Recorder's use only**

THIS AGREEMENT, made this 8<sup>th</sup> day of September, 2011, between Federal National Mortgage Association, a party of the first part, and Donald Perpignan, of 10751 S Prospective Avenue, Chicago, IL 60643, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of Fifty Thousand Dollars and no/100 (\$50,000.00) in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, by these presents does FEMISE, RELEASE, ALIEN and CONVEY unto the party of the second part, and to her heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook and State of Illinois known and described as follows, to wit:

Lot 38 in Block 4 in Boyd and Hall's Subdivision of the North half of the West half of the East half of the Southeast quarter of Section 25, Township 38 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Together with the tenements and appurtenances thereunto belonging.

Being the same premises conveyed to Federal National Mortgage Association by Judicial Sale Deed dated March 24, 2011 and recorded March 28, 2011 with the Cook County Recorder of Deeds, Document #1108726269.

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

City of Chicago  
Dept. of Revenue  
616550



Real Estate  
Transfer  
Stamp

**\$525.00**

11/8/2011 8:52

dr00198

Batch 3,764,856

# UNOFFICIAL COPY

as above described, with the appurtenances, unto the party of the second part, her 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, her 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 encumbered 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:

Permanent Real Estate Number(s): 20-25-412-011

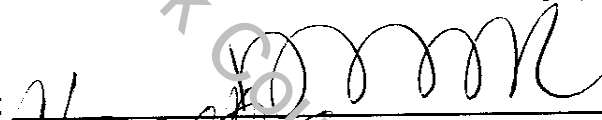
Address(es) of real estate: 7633 South Paxton Avenue, Chicago, IL 60649

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 Vice President, this 8 day of Sept, 2011.

Federal National Mortgage Association,

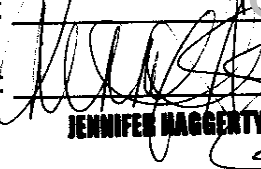
IMPRESS  
CORPORATE SEAL  
HERE

By:



DIANA ROBINSON ASST VICE PRESIDENT

Attest:



JENNIFER MAGGERTY

ASST. VICE PRESIDENT

Secretary

State of Texas, County of DALLAS ss. I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that

IMPRESS  
NOTARIAL SEAL  
HERE

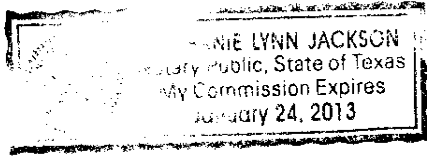
DIANA ROBINSON

\_\_\_\_\_ personally known to me to be the  
ASST VICE PRESIDENT of the corporation, and personally known to

me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such \_\_\_\_\_ President, they signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, 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.

# UNOFFICIAL COPY

Given under my hand and official seal, this 8 day of Sept, 2011  
Commission expires \_\_\_\_\_ 20\_\_



NOTARY PUBLIC

THIS INSTRUMENT PREPARED BY:  
Liberty Title & Escrow Company  
1575 South County Trail  
East Greenwich, RI 02818

MAIL TO & SEND TAX BILLS TO:  
Donald Perpignan  
10751 S Prospective Avenue  
Chicago, IL 60643

OR RECORDER'S OFFICE BOX NO. \_\_\_\_\_

