

UNOFFICIAL COPY

PREPARED BY:

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



Doc#: 1132104064 Fee: \$38.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 11/17/2011 01:15 PM Pg: 1 of 2

MAIL TAX BILL TO:

Mehul Patel
1052 Groton Court
Schaumburg IL - 60193

MAIL RECORDED DEED TO:

Mehul Patel
1052 Groton Court
Schaumburg IL - 60193

110297319579

SPECIAL WARRANTY DEED

1/2

THE GRANTOR, Federal National Mortgage Association, of 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 Mehul Patel a married man of 1310 S. Sir Galahad Ln #3A Mount Prospect, IL 60056-, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

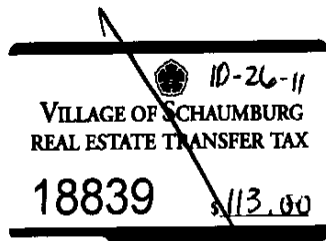
PARCEL 1: LOT 21139 IN WEATHERSFIELD UNIT 21-A TOWNHOUSE SUBDIVISION BEING A SUBDIVISION IN THE SOUTH WEST 1/4 OF SECTION 28, TOWNSHIP 41 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS ON OCTOBER 21, 1974 AS DOCUMENT 2779529 AND ALSO RECORDED AS DOCUMENT 22882929 IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE PLAT OF WEATHERSFIELD UNIT 21-A DATED SEPTEMBER 11, 1974 AND RECORDED OCTOBER 21, 1974 AS DOCUMENT 22882929 AND FILED OCTOBER 21, 1974 AS DOCUMENT LR2779529 AND LETTER OF CORRECTION RECORDED JUNE 19, 1975, OVER OUTLOT 21269 FOR INGRESS AND EGRESS IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 07-28-307-003

PROPERTY ADDRESS: 1052 Groton Court, Schaumburg, IL 60193

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.



REAL ESTATE TRANSFER 10/31/2011



COOK \$56.50
ILLINOIS: \$113.00
TOTAL: \$169.50

Illinois Title Guaranty Fund, Inc.
1500 N. LaSalle Rd., Suite 200
Chicago, IL 60610
Admin: Search Department

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V
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