

# UNOFFICIAL COPY



Doc#: 1134704103 Fee: \$38.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 12/13/2011 10:57 AM Pg: 1 of 2

**PREPARED BY:**  
Codllis & Associates, P.C.  
Tammy A. Geiss, Esq.  
15W030 N. Frontage Rd.  
Burr Ridge, IL 60527

**MAIL TAX BILL TO:**  
Raid Fakhouri  
837 S. Western Ave #303  
Chicago, IL 60612

**MAIL RECORDED DEED TO:**  
Raid Fakhouri  
837 S. Western Ave #303  
Chicago, IL 60612

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## SPECIAL WARRANTY DEED

THE GRANTOR, Federal National Mortgage Association of, PO Box 650043 Dallas, TX 75265-, a corporation organized and existing under the laws of the State of 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 Raid Fakhouri, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

UNIT 2 IN THE 3044 W. FRANKLIN CONDOMINIUM AS DELINEATED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 24 IN CAIRNDUFF AND BLAKEMAN'S SUBDIVISION OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 12, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH PLAT OF SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0708115000, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

**PERMANENT INDEX NUMBER:** 16-12-108-035-1002  
(16-12-108-020-0000 underlying)  
**PROPERTY ADDRESS:** 3044 W. Franklin Blvd Unit #2, Chicago, IL 60612

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** 12/05/2011



**CHICAGO:** \$412.50  
**CTA:** \$165.00  
**TOTAL:** \$577.50

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**REAL ESTATE TRANSFER** 12/05/2011



**COOK** \$27.50  
**ILLINOIS:** \$55.00  
**TOTAL:** \$82.50

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