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**UNOFFICIAL COPY** 

PREPARED BY:

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

MAIL TAX BILL TO:

Tommie L. Toliver and Bertha A. Toliver

17600 WILLOW AND 17600 TO COUNTRY CLUB HILLS, ILLOUTS
MAIL RECORDED DEED TO:

Elizabeth Mann TOMMIRL. TOWNER

+ 17400 WILLOW AVE.

COUNTRY CLUB JULS, TO GOYTE

Doc#: 1200511040 Fee: \$38.00 Eugene "Gene" Moore RHSP Fee: \$10.00 Cook County Recorder of Deeds Date: 01/05/2012 09:40 AM Pg: 1 of 2

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 Tommie L. Toliver and Bertha A. Toliver

17600 Willow Ave CC Hills, IL 60478-, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

LOT 33 (EXCEPT THE WEST 5 FEET) AND THE WE'ST 20 FEET OF LOT 34 IN BLOCK 19 IN CALUMET VISTA, A SUBDIVISION IN THE SOUTHEAST 1/4 OF SECTION 1/2 TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, SOUTH OF THE INDIAN BOUNDARY LINE AND IN THE SOUTHWEST 1/4 OF SECTION 7, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, SOUTH OF THE INDIAN BOUNDARY LINE. IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 29-07-325-047-0000 PROPERTY ADDRESS: 308 W. 150th Street, Harvey, IL 60426

GRANTOR, for itself and its successors and assigns, hereby covenants and represen s 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 line and use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances, easements for public wilities; drainage ditches, feeders and drain tile, pipe or other conduit and all other matters of record affecting the property.

GRANTEE HEREIN SHALL BE PROHIBITED FROM CONVEYING CAPTIONED PROPERTY TO A PONAFIDE PURCHASER FOR VALUE FOR A SALES PRICE OF GREATER THAN \$ 13,230.00 FOR A PERIOD OF 3 MONTHS FROM THE DATE OF THIS DEED. GRANTEE SHALL ALSO BE PROHIBITED FROM ENCUMBERING SUBJECT PROPERTY WITH A SECURITY INTEREST IN THE PRINCIPAL AMOUNT OF GREATER THAN \$ 13,230.00 FOR A PERIOD OF 3 MONTHS FROM THE DATE OF THIS DEED. THESE RESTRICTIONS SHALL RUN WITH THE LAND AND ARE NOT PERSONAL TO GRANTEE.

THIS RESTRICTION SHALL TERMINATE IMMEDIATELY UPON CONVEYANCE AT ANY FORECLOSURE SALE RELATED TO A MORTGAGE OR DEED OF TRUST.



## **UNOFFICIAL COPY**

Special Warranty Deed - Continued
Dated this 14 Day of 20 1
Federal National Mortgage Association
By: 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 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 Day of Dec 20 11
Notary Public Notary Public My commission expires: 5515
Exempt under the provisions of
Section 4, of the Real Estate Transfer Act   Tate
NOTARY PUBLIC -STATES 05.0E ANY COMMISSION EXPIRES 05.0E
S II DAS 00 MY COMMISSION MY COMMISSION MY COMMISSION MY COMMISSION MY COMMISSION MY COMMISSION MY COMMISSION MY COMMISSION MY COMMISSION TOGET NEED
Nº 19294  STATE OF ILLINOIS ~ REAL ES SYTE
STATE OF ILLINOIS  TRANSFER TAX  DEC. 28.11  REAL ESTATE TRANSFER TAX  0001 1/50  FP 326652
COOK COUNTY REAL ESTATE TRANSACTION TAX  PEC. 28.11
REVENUE STAMP
Special Warranty Deed: Page 2 of 2

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