

UNOFFICIAL COPY

SPECIAL WARRANTY DEED
ILLINOIS STATUTORY
CORPORATION



Doc#: 1203904025 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 02/08/2012 08:44 AM Pg: 1 of 3

*FANC#
2246309*

Preparer File: C111GFK
FATIC No.:

Property of Fannie Mae

THE GRANTOR, Federal National Mortgage Association, a corporation created and existing under and by virtue of the laws of the State of TX and duly authorized to transact business in the state of IL, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration, in hand paid, and pursuant to authority given by the Board of Directors of said corporation, CONVEY(S) and WARRANT(S) to Shita Patel of 5915 Betty Gloyd Drive Hoffman Estates, IL 60192 of the County of Cook, the following described Real Estate situated in the County of Cook in the State of IL, to wit:

See Exhibit "A" attached hereto and made a part hereof

SUBJECT TO:

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 the grantor. **GRANTEE HEREIN SHALL BE PROHIBITED FROM CONVEYING CAPTIONED PROPERTY TO A BONAFIDE PURCHASER FOR VALUE FOR A SALES PRICE OF GREATER THAN \$62,400.00 FOR A PERIOD OF THREE 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 \$62,400.00 FOR A PERIOD OF THREE 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.

Permanent Real Estate Index Number(s): 12-14-112-033-1025

Address(es) of Real Estate: 4600 N. Cumberland Ave #103
Chicago, IL 60656

In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its Attorney In Fact for Fannie Mae, and attested by its this:

20th day of *January*, 20 *12*

Federal National Mortgage Association

By:
Kenneth Johnson, Attorney In Fact for Fannie Mae

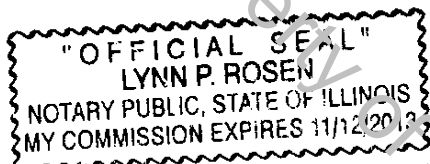
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STATE OF ILLINOIS, COUNTY OF Lake SS

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that Kenneth Johnson, Attorney In Fact for Fannie Mae personally known to me to be the Attorney In Fact of the Federal National Mortgage Association and , personally known to me to be the Attorney In Fact of said corporation, and personally known to me to be the same person(s) whose name(s) are subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such Kenneth Johnson Attorney In Fact for Fannie Mae and they signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority given by the Board of Directors of said corporation, 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.

Given under my hand and official seal this 20th day of January, 20 12.



Lynn P. Rosen
Notary Public


Exempt under provisions of paragraph _____ Section 32-45, real estate transfer tax law.
Dated: _____

[Signature]
Signature of Buyer, Seller, or Representative



Prepared by:
Johnson, Blumberg & Associates
230 W. Monroe Street Suite 1100
Chicago, IL 60606

Mail to:
Shital Patel GREGORY POPEK
5915 Betty Gloyd Drive 912 WILSHIRE
Hoffman Estates, IL 60192 WHEELING IL 60090

Name and Address of Taxpayer:
Shital Patel
5915 Betty Gloyd Drive
Hoffman Estates, IL 60192

REAL ESTATE TRANSFER	01/23/2012
 CHICAGO:	\$390.00
CTA:	\$156.00
TOTAL:	\$546.00

12-14-112-033-1025 | 20120101601817 | B5737Z

REAL ESTATE TRANSFER	01/23/2012
  COOK	\$26.00
ILLINOIS:	\$52.00
TOTAL:	\$78.00

12-14-112-033-1025 | 20120101601817 | WRU4WH



First American
Title Insurance Company

Special Warranty Deed - Corporation

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Exhibit "A" – Legal Description

PARCEL 1:

UNIT 103 IN THE 4600 N. CUMBERLAND AVENUE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0030477419 AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN SECTION 14, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF LIMITED COMMON ELEMENTS KNOWN AS PARKING SPACE 17 AND STORAGE SPACE 103 AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 0030477419.

Property of Cook County Clerk's Office

