

UNOFFICIAL COPY

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PREPARED BY:

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

MAIL TAX BILL TO:

Seball LLC
4122 W. Dickens Avenue,
Chicago, IL 60639

MAIL RECORDED DEED TO:

Christopher Koziol
6444 N Milwaukee Ave.
Chicago, IL 60631-2046



Doc#: 1205404090 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 02/23/2012 11:47 AM Pg: 1 of 2

SPECIAL WARRANTY DEED

THE GRANTOR, Federal Home Loan Mortgage Corporation, 5000 Plano Parkway Carrollton, TX 75010-, 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 Seball LLC, of 600 Lee Rd Northbrook, IL 60062, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

LOT 30 IN BLOCK 1 IN THE SUBDIVISION OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 34, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 13-34-222-025-0000
PROPERTY ADDRESS: 4122 W. Dickens Avenue, Chicago, IL 60639

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.

Dated this 2th Day of Feb 20 12

Federal Home Loan Mortgage Corporation

By:

Attorney in Fact

REAL ESTATE TRANSFER 02/21/2012



CHICAGO: \$697.50
CTA: \$279.00
TOTAL: \$976.50

13-34-222-025-0000 | 20120201600465 | HBB867

REAL ESTATE TRANSFER 02/21/2012



COOK \$46.50
ILLINOIS: \$93.00
TOTAL: \$139.50

13-34-222-025-0000 | 20120201600465 | VL0WWW

Attorneys' Title Guaranty Fund, Inc.
1 S. Wacker Dr., STE 2400
Chicago, IL 60606-4650
Attn: Search Department

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Special Warranty Deed - *Continued*

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 Staci Rhoades Attorney in Fact for Federal Home Loan Mortgage Corporation, 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 6th Day of Feb 20 12

Janet Beth Messina
Notary Public

My commission expires: _____

Exempt under the provisions of _____
Section 4, of the Real Estate Transfer Act. _____ Date
_____ Agent.



Property of Cook County Clerk's Office