

UNOFFICIAL COPY

4407920 1/2



Doc#: 1205847042 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 02/27/2012 02:06 PM Pg: 1 of 3

GIT (2-24)

MAIL TO:

BETRIE BETANCOURT, ESQUIRE
2457 N. MILWAUKEE
CHICAGO, IL 60647

SPECIAL WARRANTY DEED
(CORPORATION TO INDIVIDUAL)
ILLINOIS

THIS INDENTURE, made this 1 th day of December, 2011., between **Fannie Mae a/k/a Federal National Mortgage Association**, a corporation organized and existing under the laws of the United States of America and duly authorized to transact business in the State of Illinois, party of the first part, and **Christian Rendon and Luz Garcia**, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of \$10.00 (Ten dollars and no/100s) in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to their heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook and the State of Illinois known and described as follows, to wit:

husband and wife, not as Joint Tenants or as

SEE ATTACHED EXHIBIT A *Tenants in common, but as Tenants by the Entirety.*

SUBJECT TO ANY AND ALL COVENANTS, CONDITIONS, EASEMENTS, RESTRICTIONS AND ANY OTHER MATTERS OF RECORD.

Together with all and singular the hereditament and appurtenances thereunder belonging, or in otherwise appertaining, and the reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditament and appurtenances: TO HAVE AND HOLD the said premises as above described, with the appurtenances, unto the part of the second part, their heirs and assigns forever.

The Grantor promises or covenants to defend title to the property from and against all lawful claims and demands of all persons claiming by, through or under Grantor and none other.

PERMANENT REAL ESTATE INDEX NUMBER(S): 13-30-115-025-0000

PROPERTY ADDRESS(ES):

3010 North New England Avenue, Chicago, IL, 60634

3

UNOFFICIAL COPY

Fannie Mae a/k/a Federal National
Mortgage Association

Katherine A. File
By

AS ATTORNEY IN FACT

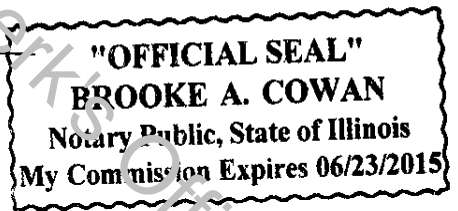
STATE OF IL)
COUNTY OF COOK) SS

I, BROOKE COWAN the undersigned, a notary public in and for said County, in the State aforesaid, do hereby certify that KATHERINE FILE, personally known to me to be the attorney in fact for Fannie Mae a/k/a Federal National Mortgage Association, and 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 severally 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.

Signed or attested before me on 1 day of DECEMBER, 2011.

BROOKE A. COWAN
NOTARY PUBLIC

My commission expires 06/23/15



This Instrument was prepared by
PIERCE & ASSOCIATES, P.C.,
1 North Dearborn, Suite 1300, Chicago, IL 60602

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

REAL ESTATE TRANSFER	01/31/2012
CHICAGO:	\$1,053.75
CTA:	\$421.50
TOTAL:	\$1,475.25

13-30-115-025-0000 | 20111101603654 | GN28R0

PLEASE SEND SUBSEQUENT TAX BILLS TO:
CHRISTIAN G. RENDON and
LUZ E. GARCIA
3010 N. NEW ENGLAND
CHICAGO, IL 60634

REAL ESTATE TRANSFER	01/31/2012
COOK	\$70.25
ILLINOIS:	\$140.50
TOTAL:	\$210.75

13-30-115-025-0000 | 20111101603654 | 9VV1AY

UNOFFICIAL COPY

ORDER NO.: 1301 - 004407920
ESCROW NO.: 1301 - 004407920

1

STREET ADDRESS: 3010 NORTH NEW ENGLAND AVENUE
CITY: CHICAGO **ZIP CODE:** 60634
TAX NUMBER: 13-30-115-025-0000

COUNTY: COOK

Property of Cook County Clerk's Office

LEGAL DESCRIPTION:

THE NORTH 30 FEET OF LOT 90 IN MONT CLARE GARDENS SUBDIVISION OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN-COOK COUNTY, ILLINOIS.