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PREPARED BY:

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



Doc#: 1207412130 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/14/2012 10:57 AM Pg: 1 of 2

MAIL TAX BILL TO:

Lyudmila Polyakova
3040 Glenway
Northbrook, IL 60062

MAIL RECORDED DEED TO:

Yelena R. Shvartsman
400 Skokie Blvd Ste 280
Northbrook, IL 60062-

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 , for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, GRANTS, CONVEYS AND SELLS to Lyudmila Polyakova, of 3040 Glenway Northbrook, IL 60062-, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

PARCEL 1: THE EAST 19.50 FEET OF THE WEST 1/2 OF THE EAST 1/2 OF LOT 6 IN FIRST ADDITION TO HILLARY LANE, BEING A SUBDIVISION OF PART OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 15, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE NORTH 1/7 OF THE SOUTH 7/8 OF THE EAST 35 FEET OF LOT 6 (EXCEPT THE EAST 17 FEET THEREOF CONVEYED TO THE TOWN OF MAINE, HIGHWAY COMMISSION, BY DOCUMENT NUMBER 97380939) IN FIRST ADDITION TO HILLARY LANE, BEING A SUBDIVISION OF PART OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 15, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 3: EASEMENTS AS SET FORTH IN THE DECLARATION OF EASEMENTS, PARTY WALLS, COVENANTS AND RESTRICTIONS AND AS CONTAINED IN EXHIBIT "A" THERETO ATTACHED, MADE BY LASALLE NATIONAL BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED APRIL 29, 1960 AND KNOWN AS TRUST NUMBER 24329, DATED JULY 1, 1960 AND RECORDED JULY 1, 1960 AS DOCUMENT 17897832 AND AMENDED BY DOCUMENT 19255259, RECORDED SEPTEMBER 25, 1964 AND AS CREATED BY THE MORTGAGE RECORDED SEPTEMBER 13, 1960 AS DOCUMENT 17961959, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 09-15-107-052-0000

PROPERTY ADDRESS: 9501 Sumac Road, # G, Des Plaines, IL 60016

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.

GRANTEE HEREIN SHALL BE PROHIBITED FROM CONVEYING CAPTIONED PROPERTY TO A BONAFIDE PURCHASER FOR VALUE FOR A SALES PRICE OF GREATER THAN \$117,000.00 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 \$117,000.00 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.

Property not located in the corporate limits of the City of Des Plaines, Deed or Instrument not subject to transfer tax.

S. Brown 2/29/12
City of Des Plaines

AT&T GF, INC.

Office
SC
INT
2/29/12

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Special Warranty Deed - Continued

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

Dated this 2/27/2012

By: lc Federal National Mortgage Association
Attorney in Fact

STATE OF Illinois)
COUNTY OF DuPage) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Adam E. Codilis 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 2/27/2012

Janel Solis
Notary Public
My commission expires: 5/5/15

REAL ESTATE TRANSFER

03/01/2012



COOK	\$48.75
ILLINOIS:	\$97.50
TOTAL:	\$146.25

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