

UNOFFICIAL COPY



1211647032D

Doc#: 1211647032 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 04/25/2012 10:38 AM Pg: 1 of 3

441 0172 '12

SIT (4-24)

MAIL TO:

Thomas S. Moore  
Anderson + Moore  
111 W Washington 501100  
SPECIAL WARRANTY DEED Chicago Ill  
(CORPORATION TO INDIVIDUAL) 60602  
ILLINOIS

THIS INDENTURE, made this 29 day of MARCH, 2012., 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 **Joanne Nelson**, 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:

**SEE ATTACHED EXHIBIT A**

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): **14-08-417-058-1008**

PROPERTY ADDRESS(ES):

**857 West Ainslie Street Unit 3, Chicago, IL, 60640**

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**Fannie Mae a/k/a Federal National  
Mortgage Association**

Katherine A. File  
By

AS ATTORNEY IN FACT

STATE OF IL )  
COUNTY OF COOK ) SS

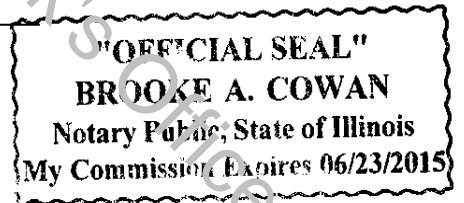
I, Brooke A. Cowan the undersigned, a notary public in and for said County, in the State aforesaid, do hereby certify that Katherine A. File, personally known to me to be the attorney in fact for Fannie Mae a/k/a Federal National Mortgage Association, and personally known to me to be the same person(s) 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 29 day of March, 2012.



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



PLEASE SEND SUBSEQUENT TAX BILLS TO:  
Joyanne Nelson  
857 N Almslie St # 3-W  
Chicago IL 60640

REAL ESTATE TRANSFER	04/18/2012
 <b>COOK</b>	\$108.50
 <b>ILLINOIS:</b>	\$217.00
<b>TOTAL:</b>	\$325.50

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REAL ESTATE TRANSFER	04/18/2012
 <b>CHICAGO:</b>	\$1,627.50
<b>CTA:</b>	\$651.00
<b>TOTAL:</b>	\$2,278.50

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## EXHIBIT A

PARCEL 1: UNIT 857-3 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN AINSLIE PARK CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0716615060,\* IN SOUTHEAST FRACTIONAL 1/4 OF SECTION 8, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. PARCEL 2: EXCLUSIVE USE FOR PARKING PURPOSES IN AND TO PARKING SPACE NO. P-1, A LIMITED COMMON ELEMENT, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS. \* as amended

Property of Cook County Clerk's Office