

UNOFFICIAL COPY



Doc#: 1218457016 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 07/02/2012 12:40 PM Pg: 1 of 3

Property not located in the corporate limits of
the City of Des Plaines, Deed or Instrument
not subject to transfer tax.
6-29
GIT
S. Brun 6/27/12
City of Des Plaines

4402984 (11)

MAIL TO:

ANTHONY DEFICENZA
707 Skokie Blvd. #410
NORTHBROOK, IL 60062

SPECIAL WARRANTY DEED
(CORPORATION TO INDIVIDUAL)
ILLINOIS

THIS INDENTURE, made this 4 day of June, 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 **Alina Davidov**, 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

GRANTEE HEREIN SHALL BE PROHIBITED FROM CONVEYING CAPTIONED PROPERTY TO A BONAFIDE PURCHASER FOR VALUE FOR A SALES PRICE GREATER THAN \$72,000 FOR A PERIOD OF 3 MONTH(S) FROM THE DATE OF THIS DEED, GRANTEE SHALL ALSO BE PROHIBITED FROM ENCUMBERING SUBJECT PROPERTY WITH A SECURITY INTEREST IN THE PRINCIPAL AMOUNT FOR GREATER THAN \$72,000 FOR A PERIOD OF 3 MONTH(S) 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

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): 09-14-308-016-1246

PROPERTY ADDRESS(ES):

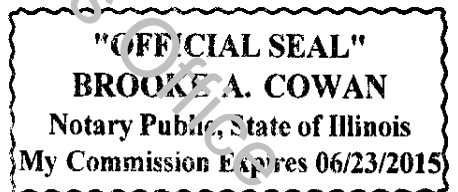
8974 North Western Avenue Unit D-213, Des Plaines, IL,
60016

UNOFFICIAL COPY**Fannie Mae a/k/a Federal National
Mortgage Association**Katherine G. Fire
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 G. Fire, 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 4 day of June 2012.Brooke A. Cowan
NOTARY PUBLICMy commission expires 6/23/15

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



PLEASE SEND SUBSEQUENT TAX BILLS TO:

Alina Davidov
152 INDIAN MEADOWS LANE
INDIAN CREEK, IL 60061**REAL ESTATE TRANSFER**

	06/28/2012
COOK	\$30.00
ILLINOIS:	\$60.00
TOTAL:	\$90.00

09-14-308-016-1246 | 20120601600369 | 3S3DER

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ORDER NO.: 1301 - 004402984
ESCROW NO.: 1301 - 004402984

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STREET ADDRESS: 8974 N. WESTERN AVE., UNIT #D-213
CITY: DES PLAINES **ZIP CODE:** 60016 **COUNTY:** COOK
TAX NUMBER: 09-14-308-016-1246

Property of Cook County Clerk's Office

LEGAL DESCRIPTION:

UNIT D-213 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN BALLARD POINT CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 25261198 AND FILED AS DOCUMENT NO. LR3133750, AS AMENDED, IN THE SOUTHWEST 1/4 OF SECTION 14, TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.