

UNOFFICIAL COPY



Doc#: 1220157264 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 07/19/2012 09:45 AM Pg: 1 of 3

Commitment Number: 2980716
Seller's Loan Number: 1703761904 / C101KTN

This instrument prepared by: Ross M. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law,
7367A, E. Kemper Road, Cincinnati, Ohio 45249. (513) 247-9605.

After Recording Return To:
ServiceLink Hopewell Campus
4000 Industrial Boulevard
Aliquippa PA 15001
(800) 439-5451

Mail Tax Statements To: 2309 N. 76th Ct., Elmwood Park, IL 60707

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
13-31-127-028

SPECIAL/LIMITED WARRANTY DEED

Federal National Mortgage Association, whose mailing address is 14221 Dallas Parkway, Suite 1000, Dallas, TX 75254, hereinafter grantor, for \$55,000.00 (Fifty-Five Thousand Dollars and no Cents) in consideration paid, grants with covenants of limited warranty to **DMZ Properties Inc.**, hereinafter grantee, whose tax mailing address 2309 N. 76th Ct., Elmwood Park, IL 60707, the following real property:

ALL THAT CERTAIN PARCEL OF LAND SITUATE IN THE COUNTY OF COOK, STATE OF ILLINOIS, BEING KNOWN AND DESIGNATED AS FOLLOWS: LOT 2 IN THE RESUBDIVISION OF LOTS 11 AND 12 OF BLOCK 4 IN HILLSIDE, A SUBDIVISION OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property Address is: 6934 W Armitage Avenue, Chicago, IL 60707-3322

3

4 pages

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Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the seller acquired title.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantee forever.

Prior instrument reference: **Doc No. 1123404118**

GRANTEE HEREIN SHALL BE PROHIBITED FROM CONVEYING CAPTIONED PROPERTY FOR A SALES PRICE OF GREATER THAN \$66,000.00 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 OF GREATER THAN \$66,000.00 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.

City of Chicago
Dept. of Finance
622925




Real Estate
Transfer
Stamp
\$577.50

6/19/2012 15:39
dr00193

Batch 4,801,264

STATE OF ILLINOIS




STATE TAX JUN. 19. 12

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

# 0000009987	REAL ESTATE TRANSFER TAX
	00055.00
	FP 103037

COOK COUNTY
REAL ESTATE TRANSACTION TAX



COUNTY TAX JUN. 19. 12

REVENUE STAMP

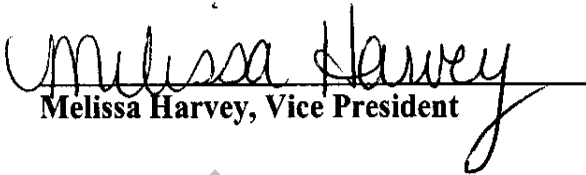
# 0000009824	REAL ESTATE TRANSFER TAX
	00027.50
	FP 103042

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Executed by the undersigned on 6-8, 2012:

Federal National Mortgage Association

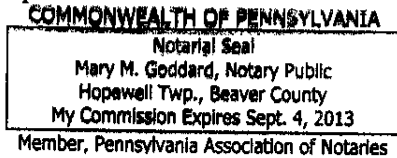
By: ServiceLink, a Division of Chicago Title Insurance Company, its Attorney in Fact

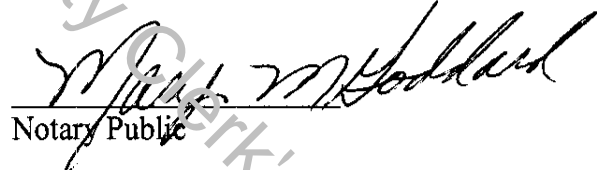

Melissa Harvey, Vice President

A Power of Attorney relating to the above described property was recorded on 10-05-2011 at Document Number: 1127847012.

STATE OF Pa
COUNTY OF Beaver

The foregoing instrument was acknowledged before me on 6-8, 2012 by **Melissa Harvey, Vice President of ServiceLink, a Division of Chicago Title Insurance Company on behalf of Federal National Mortgage Association as its Attorney in Fact, who is personally known to me or has produced N/A as identification, and furthermore, the aforementioned person has acknowledged that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.**




Notary Public

**MUNICIPAL TRANSFER STAMP
(If Required)**

**COUNTY/ILLINOIS TRANSFER STAMP
(If Required)**

EXEMPT under provisions of Paragraph _____ Section 31-45, Property Tax Code.

Date: _____

Buyer, Seller or Representative