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Doc#: 1223041115 Fee: \$40.00 Eugene "Gene" Moore RHSP Fee: \$10.00

Cook County Recorder of Deeds
Date: 08/17/2012 01:03 PM Pg: 1 of 2

PREPARED BY:

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

MAIL TAX BILL TO:

Padron Enterprises 278 Cassidy Lane Elgin, IL 60124

MAIL RECORDED DEED TO:

Richard Ross 851 Providence Dr. Algonquin, IL 60102 +32

SPECIAL WARRANTY DEED

THE GRANTOR, Federal Houng Loan Mortgage Corporation, of 5000 Plano Parkway Carrollton, TX 75010, a corporation organized and existing under the laws of The United States of America, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid GRANTS, CONVEYS AND SELLS to THE GRANTEE(S) Padron Enterprises, of 278 Cassidy Lane Elgin, IL 60124, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

LOT 164, IN PARKWOOD, UNIT 2, A SUBDIVISION OF PART OF THE NORTHEAST QUARTER OF SECTION 18, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE CITY OF ELGIN, COOK COUNTY, ILLINOIS, ACCORDING TO THE PLAT OF SURVEY RECORDED FEBRUARY 24, 1972, AS DOCUMENT 21,816,595, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 06-18-209-010-0000 PROPERTY ADDRESS: 1117 Hunter Drive, Elgin, IL 60120

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 encurrhered or charged, except as recited herein, and that it will warrant and defend the premises against all persons lawfully claiming by, threagh or under grantor, subject to: general real estate taxes not yet due or payable, any special assessments not yet due or payable; 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.

CITY OF ELGIN REAL ESTATE TRANSFER STAMP 54039

| COOK | \$30.00 | COOK | \$60.00 | COOK | \$90.00 | COOK | \$90.00 | COOK | \$90.00 | COOK | \$90.00 | COOK | COOK | \$90.00 | COOK | \$90.00 | COOK | COOK

Attorneys' Title Guaranty Fund, Inc. 1 S. Wacker Dr., STE 2400

Chicago, IL 60606-4650 S Attn:Search Department

SZ

Special Warranty Deed: Page For

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Special Warranty Deed - Continued	
*	
Dated this	
JUL 1 6 2012	_
	Federal Home Loan Mortgage Corporation
	By: Attorney in Fact
STATE OF Illinois) SS. COUNTY OF DuPage)	Tammy A. Geiss
I, the undersigned, a Notar Public in and for	said County, in the State aforesaid, do hereby certify that al Home Loan Mortgage Corporation, personally known to me to be
	pregoing instrument, appeared before me this day in person, and aid instrument, as his/her/their free and voluntary act, for the uses and
Given under my hand ar J %	tarial seal, this JUL 1 6 2012
1	Notary Public My commission expires:
Exempt under the provisions of Section 4, of the Real Estate Transfer ActDate Agent.	OFFICIAL SEAL KATIE LACHINE NOTARY PUBLIC - STATE OF ILLINOIS M' COMMISSION EXTERNAL
ı	MI COMMISSION EXPIRES:04/19/14
	750