

# UNOFFICIAL COPY



1228622097

Doc#: 1228622097 Fee: \$44.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 10/12/2012 01:53 PM Pg: 1 of 4

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Above space for Recorder's Use Only

**WARRANTY DEED IN LIEU OF FORECLOSURE**  
**PURSUANT TO SECTION 735 ILCS 5/15 1401**

KNOW ALL MEN BY THESE PRESENTS, that

**Pritesh Pathak and Mansi Pathak, husband and wife**

the GRANTOR(S) herein, for the consideration of One Dollar (\$1.00), and other good and valuable consideration, receipt of which is hereby acknowledged, do give, grant, bargain, sell, warrant, and convey unto **Federal National Mortgage Association**, the GRANTEE, his successors and assigns, all of the following described premises situated in the County of Cook, State of Illinois, to-wit:

LOT 37 AND 38 IN BLOCK 2 IN E.O. LAMPHERE'S ADDITION TO ENGLEWOOD IN THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 19, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Tax Parcel Number: 20-19-429-010; 20-19-429-011

Commonly Known As: 7029 S. Hermitage Avenue  
Chicago, IL 60636

TO HAVE AND TO HOLD the above granted and bargained premises with the appurtenances thereunto belonging, unto the said GRANTEE, his successors and assigns forever. The said GRANTORS do covenant for themselves, their heirs, executors, and assigns, that at the signing of these presents, they are well seized of the above described premises as a good and indefeasible estate in fee simple, and have good right to bargain and sell the same in the manner and form as above written; and that the same are free and clear from all encumbrances whatsoever, and that they and their heirs, executors, and assigns will warrant and defend said premises, with the appurtenances thereunto belonging, unto said GRANTEE, his successors and assigns, against all lawful claims and demands whatsoever. Said GRANTORS hereby release and waive all rights

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THIS DOCUMENT PREPARED BY AND MAIL TO:

CODILIS & ASSOCIATES, P.C.  
Attorneys for Plaintiff  
15W030 North Frontage Road, Suite 100  
Burr Ridge, IL 60527  
(630) 794-5300  
Our File No. 14-11-27950

Exempt under provision of Paragraph L, Section 31-45 of the Real Estate Transfer Tax Law  
(35 ILCS 200/31-45).

5-29-12  
DATE

Lisa Schuy  
AGENT

Property of Cook County Clerk's Office

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under and by virtue of the Homestead Exemption laws of the State of Illinois and any other State Law which may apply.

WITNESS the HAND and SEAL of the GRANTORS on this 1st day of October, 2011.

X [Signature] (SEAL)  
**Pritesh Pathak**

X [Signature] (SEAL)  
**Mansi Pathak**

STATE OF ILLINOIS

COUNTY OF Cook

SS.

I, the undersigned, a Notary Public in and for the County and State aforesaid do hereby certify that,

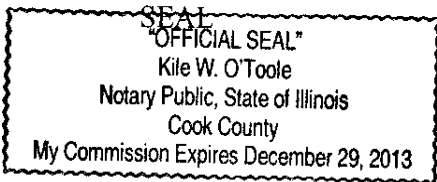
**Pritesh Pathak and Mansi Pathak, husband and wife**

personally known to me to be the same person(s) whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed, and delivered the said instrument as a free and voluntary act for the uses and purposes therein set forth, including the release and waiver of the right of Homestead.

Given under my hand and Notarial Seal this 1 day of Oct, 2011.

[Signature]  
Notary Public

My Commission Expires: 12-29-13



ADDRESS OF GRANTEE & SUBSEQUENT TAX BILLS TO:

Federal National Mortgage Association  
Attn: James Tiegen  
One South Wacker Dr., Suite 1400  
Chicago, IL 60606  
1-312-368-6200

20-19-429-010; 20-19-429-011

City of Chicago  
Dept. of Finance  
**630140**

10/12/2012 13:31  
dr00193



Real Estate  
Transfer  
Stamp  
**\$0.00**

Batch 5,400,040

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## STATEMENT BY GRANTOR AND GRANTEE

The Grantor or his agent affirms that, to the best of his knowledge, the name of the Grantee shown on the Deed of Assignment of Beneficial Interest in land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated May 29, 20 12

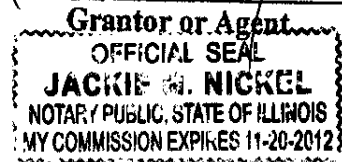
Signature: Lisa Schuy

Subscribed and sworn to before me

By the said Lisa Schuy

This 29, day of May, 20 12.

Notary Public Jackie Nickel



The Grantee or his Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Date May 29, 20 12

Signature: Lisa Schuy

Subscribed and sworn to before me

By the said Lisa Schuy

This 29, day of May, 20 12

Notary Public Jackie Nickel



Note: Any person who knowingly submits a false statement concerning the identity of Grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to Deed or ABI to be recorded in Cook County, Illinois if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)