

# UNOFFICIAL COPY



1229235085

Doc#: 1229235085 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 10/18/2012 03:00 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:**  
Richard Rzasa and Maureen Rzasa  
4134 N. 69th Place  
Chicago IL 60629

**MAIL RECORDED DEED TO:**  
Richard Rzasa and  
Maureen Rzasa  
4134 N. 69th Place  
Chicago IL 60629

120297330423

## SPECIAL WARRANTY DEED

1/1 THE GRANTOR, Federal National Mortgage Association, of PO Box 650043 Dallas, TX 75265-, 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) Richard Rzasa and Maureen Rzasa, of 4134 W. 69th Place Chicago, IL 60629-, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

UNIT 102, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN THE WILSHIRE CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION FILED AS DOCUMENT LR2161199, AS AMENDED FROM TIME TO TIME, IN PART OF THE SOUTHWEST QUARTER OF SECTION 36, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**A.G.F., INC.**

**PERMANENT INDEX NUMBER:** 19-36-302-036-1002  
**PROPERTY ADDRESS:** 8449 S. Kedzie Avenue Unit #102, Chicago, IL 60652

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

GRANTEE HEREIN SHALL BE PROHIBITED FROM CONVEYING CAPTIONED PROPERTY TO A BONA FIDE PURCHASER FOR VALUE FOR A SALES PRICE OF GREATER THAN \$30,510.00 FOR A PERIOD OF 3 MONTHS 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 \$30,510.00 FOR A PERIOD OF 3 MONTHS 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.

**REAL ESTATE TRANSFER** 10/10/2012



**COOK** \$12.75  
**ILLINOIS:** \$25.50  
**TOTAL:** \$38.25

19-36-302-036-1002 | 20120901605743 | 9RKDRQ

**REAL ESTATE TRANSFER** 10/10/2012



**CHICAGO:** \$191.25  
**CTA:** \$76.50  
**TOTAL:** \$267.75

19-36-302-036-1002 | 20120901605743 | Q0WQZE

SY  
P  
S  
SC  
INT

