UNOFFICIAL COPY

PREPARED BY:

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

MAIL TAX BILL TO:

Ada C. Ortiz

29733126

1538 N. MAPLENDOD AVE. CHICAGO, IL 60622

MAIL RECORDED DEED TO:

Dean Galanopoulos 340 W Butterfield Rd Ste 4B Elmhurst, IL 60126-

11-1087



Doc#: 1236212100 Fee: \$40.00 Karen A. Yarbrough RHSP Fee: \$10.00 Cook County Recorder of Deeds Date: 12/27/2012 01:11 PM Pg: 1 of 2

1)2

SPECIAL WARRANTY DEED

THE GRANTOR, Federal National Mortgos 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, CON VIYS AND SELLS to THE GRANTEE(S) Ada C. Ortiz, of 1538 N. Maplewood Chicago, IL 60622-, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

LOT 24 IN THE HULBERTON FULLERTON AVENUE HIGHLANDS SUBDIVISION NO. 18 IN THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 28, TOWNSHIP 40 NORTH, RANCE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 13-28-302-034-0000

PROPERTY ADDRESS: 5324 W. Parker Avenue, Chicago, IL 60639

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.

REAL ESTATE TRANSFER		12/07/2012
	соок	\$108.00
	ILLINOIS:	\$216.00
	TOTAL:	\$324.00

13-28-302-034-0000 | 20121001602139 | M6H5VN

Attorneys' Title Guaranty Fund, Inc. 1 S. Wacker Dr., STE 2400 Ct lengo. IL 60606-4650 A. Makearch Department

REAL ESTATE TRANSFER		12/07/2012	
	CHICAGO:	\$1,620.00	
(A)	CTA:	\$648.00	
	TOTAL:	\$2,268.00	
13-28-302-034-0000 20121001602139 D0GQ2J			

1236212100D Page: 2 of 2

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Special Warranty Deed - Continued		
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SEP 2 0 20	12	
		Federal National Mortages Association
	Ву:	Federal National Mortgage Association Attorney in Fact
STATE OF <u>Illinois</u>)) SS.	Attorney to Face
COUNTY OF DuPage)	
I, the undersigned a Notary Pul Staci Rhoads Atto ne	olic in and for said Coun	nty, in the State aforesaid, do hereby certify that Mortgage Association, personally known to me to be the
same person(s) whose name(s) is/are subsc	ribed to the foregoing instr	rument, appeared before me this day in person, and ent, as his/her/their free and voluntary act, for the uses and
Given und	ler my hand ਕਾਨਾਂ ਜotarial seal, t	this SEP 2 0 2012
	, Co.	Notary Public My commission expires:
Exempt under the provisions of	4/)x,
Section 4, of the Real Estate Transfer Act Agent.	Date	OFFICIAL SEAL KATE NICHOLS NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES:02/18/15
		T'S Opposition of the second s
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