

# UNOFFICIAL COPY



Doc#: 1236301009 Fee: \$40.00  
Karen A. Yarbrough RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 12/28/2012 08:32 AM 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:**  
Brian Hinds  
1454 W. Blackhawk Unit G  
Chicago, IL 60642

**MAIL RECORDED DEED TO:**  
RYAN JANZ  
120 S. STATE ST  
#200  
CHICAGO, IL  
60603

110297321121

## SPECIAL WARRANTY DEED



THE GRANTOR, Federal Home 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) Brian Hinds, of 1454 W Blackhawk Chicago, IL 60622-, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

UNIT 2135-G IN PALMER COURT CONDOMINIUM, AS Delineated ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:


LOTS 1, 2 AND 3 IN SUBDIVISION OF THE WEST 10 ACRES OF THE WEST 30 ACRES OF THE SOUTH 91.07 ACRES OF THE NORTHWEST 1/4 OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0020853005, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

**PERMANENT INDEX NUMBER:** 13-36-113-086-1053  
**PROPERTY ADDRESS:** 2135 N. Kedzie Blvd. Unit G, Chicago, IL 60647

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
 <b>COOK</b>	\$29.25
 <b>ILLINOIS:</b>	\$58.50
<b>TOTAL:</b>	\$87.75

13-36-113-086-1053 | 20121201601436 | TWC88F

REAL ESTATE TRANSFER	12/07/2012
 <b>CHICAGO:</b>	\$438.75
<b>CTA:</b>	\$175.50
<b>TOTAL:</b>	\$614.25

13-36-113-086-1053 | 20121201601436 | ZP9KK1

Attorneys' Title Guaranty Fund, Inc.  
1 S. Wacker Dr., STE 2400  
Chicago, IL 60606-4650  
Attn: Search Department

S  
P  
S  
S  
C  
I  
N  
T

