

# UNOFFICIAL COPY

2012-09814

## SPECIAL WARRANTY DEED

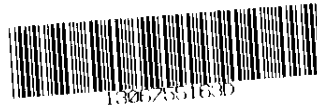
Statutory (Illinois)  
(Corporation to Individual)

### MAIL TO:

Guillermo F. Martinez & Associates  
Beatriz Betancourt  
2457 N. Milwaukee Avenue  
Chicago, IL 60647

### NAME & ADDRESS OF TAXPAYER:

Ana L. De Luna  
3312 W. Crystal Street  
Chicago, IL 60651



Doc#: 1306755163 Fee: \$40.00  
Karen A. Yarbrough RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 03/08/2013 02:45 PM Pg: 1 of 2

PREMIER TITLE

THE GRANTOR: Federal National Mortgage Association, a corporation created and existing under and by virtue of the laws of the United States of America and duly authorized to transact business in the State of Illinois, party of the first part, for and in consideration of Ten (\$10.00) DOLLARS and other good and valuable considerations in hand paid, and pursuant to authority given by the Board of Directors of said corporation, by these presents does hereby Release, Alien and Convey to Ana L. De Luna, of 2452 W. Bernice, Chicago, IL 60618, party of the second part, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois to wit:

LOT 54 IN S.E. GROSS' 6TH HUMBOLDT PARK ADDITION TO CHICAGO, BEING A SUBDIVISION OF LOTS 25 TO 48, INCLUSIVE, IN BLOCK 6 AND ALL OF BLOCK 7 IN WEAGE EBERHART AND BARTLETT'S SUBDIVISION OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 2, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.



Together with all and singular the hereditaments and appurtenances hereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part, his/her heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree to and with the party of the second part, his/her heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner incumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND, subject to:


The Warranties given herein are limited to the acts of the Grantor and subject to easements, covenants and restrictions of record.

Permanent Real Estate Index Number(s): 16-02-225-039-0000

Property Address: 3312 W. Crystal Street, Chicago, IL 60651

REAL ESTATE TRANSFER		03/01/2013	
	<b>COOK</b>		\$33.50
	<b>ILLINOIS:</b>		\$67.00
	<b>TOTAL:</b>		\$100.50

16-02-225-039-0000 | 20130101601462 | VVJLHV

REAL ESTATE TRANSFER		03/01/2013	
	<b>CHICAGO:</b>		\$502.50
	<b>CTA:</b>		\$201.00
	<b>TOTAL:</b>		\$703.50

16-02-225-039-0000 | 20130101601462 | 9QJ84Z

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In Witness Whereof, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to the presents by its Attorney-In-Fact, this X 1 day of X February, 2013.

Name of Corporation: Federal National Mortgage Association by: Freedman Anselmo Lindberg LLC, its Attorney-In-Fact

IMPRESS  
CORPORATE  
SEAL HERE

By X Thomas J Anselmo (SEAL)  
Authorized Member - Thomas J. Anselmo

NOTE PLEASE TYPE OR PRINT NAME BELOW ALL SIGNATURES

STATE OF Illinois )  
County of DuPage )SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT X Thomas J Anselmo personally known to me to be the Authorized Member of Freedman Anselmo Lindberg LLC as Attorney-In-Fact for Federal National Mortgage Association, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such Attorney-In-Fact, they signed and delivered the said instrument and caused the corporate seal of said corporation, as their free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this X 1 day of February 2013

X Jessica Rivera  
Notary Public

My commission expires on X December 17, 2016



COUNTY - ILLINOIS TRANSFER STAMPS

EXEMPT UNDER PROVISIONS OF PARAGRAPH \_\_\_\_\_  
SECTION 4, REAL ESTATE TRANSFER ACT  
DATE:

NAME AND ADDRESS OF PREPARER:

Freedman Anselmo Lindberg LLC  
1807 W. Dichl Ste 333  
Naperville, IL 60563

Buyer, Seller or Representative

Property Address: 3312 W. Crystal Street, Chicago, IL 60651

\*\* This conveyance must contain the name and address of the Grantee for tax billing purposes: (Chap. 55 ILCS 5/3-5020) and name and address of the person preparing the instrument: (Chap. 55 ILCS 5/3-5022).

RE653

**PREMIER TITLE**  
1000 JORIE BLVD., SUITE 136  
OAK BROOK, IL 60523  
630-571-2111