

UNOFFICIAL COPY



1308531060

Doc#: 1308531060 Fee: \$42.00  
RHSP Fee: \$10.00 Affidavit Fee:  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 03/26/2013 03:58 PM Pg: 1 of 3

4411845 212

311 (3-4)

MAIL TO:

Luis Villanueva  
5926 So Richmond  
Chicago IL 60629

SPECIAL WARRANTY DEED  
(CORPORATION TO INDIVIDUAL)  
ILLINOIS

THIS INDENTURE, made this 24 day of May, 2012, between **Fannie Mae a/k/a Federal National Mortgage Association**, a corporation organized and existing under the laws of the United States of America and duly authorized to transact business in the State of Illinois, party of the first part, and **Luis Villanueva**, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of \$10.00 (Ten dollars and no/100s) in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to their heirs and assigns, FOREVER, all the following described real estate, situated in the County of **Cook** and the State of Illinois known and described as follows, to wit:

**SEE ATTACHED EXHIBIT A**

SUBJECT TO ANY AND ALL COVENANTS, CONDITIONS, EASEMENTS, RESTRICTIONS AND ANY OTHER MATTERS OF RECORD.

Together with all and singular the hereditament and appurtenances thereunder belonging, or in otherwise appertaining, and the 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 hereditament and appurtenances: TO HAVE AND HOLD the said premises as above described, with the appurtenances, unto the part of the second part, their heirs and assigns forever.

The Grantor promises or covenants to defend title to the property from and against all lawful claims and demands of all persons claiming by, through or under Grantor and none other.

PERMANENT REAL ESTATE INDEX NUMBER(S): **19-13-304-028-0000**

PROPERTY ADDRESS(ES):

**5926 South Richmond Street, Chicago, IL, 60629**

3

# UNOFFICIAL COPY

Fannie Mae a/k/a Federal National Mortgage Association

Katherine H. File

By

AS ATTORNEY IN FACT

STATE OF IL )  
COUNTY OF COOK ) SS

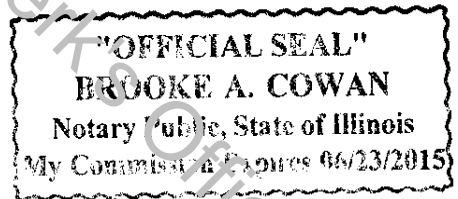
I, BROOKE A. COWAN, the undersigned, a notary public in and for said County, in the State aforesaid, do hereby certify that KATHERINE H. FILE, personally known to me to be the attorney in fact for Fannie Mae a/k/a Federal National Mortgage Association, and personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that he/she/they signed, sealed and delivered the said instrument, as his/her/their free and voluntary act for the uses and purposes therein set forth.

Signed or attested before me on 24 day of May, 2012.

Brooke A. Cowan  
NOTARY PUBLIC

My commission expires 02/23/15

This Instrument was prepared by  
PIERCE & ASSOCIATES, P.C.,  
1 North Dearborn, Suite 1300, Chicago, IL 60602



PLEASE SEND SUBSEQUENT TAX BILLS TO:

Luis Villanueva  
5926 S. Richmond St  
Chicago, IL 60629

REAL ESTATE TRANSFER	05/31/2012
CHICAGO:	\$378.75
CTA:	\$151.50
TOTAL:	\$530.25

19-13-304-028-0000 | 20120501604172 | F5ZMW2

REAL ESTATE TRANSFER	05/31/2012
COOK:	\$25.25
ILLINOIS:	\$50.50
TOTAL:	\$75.75

19-13-304-028-0000 | 20120501604172 | RAPWKH

# UNOFFICIAL COPY

## EXHIBIT A

LOT 36 IN BLOCK 4 IN COBE AND MCKINNON'S 63RD STREET AND  
SACRAMENTO AVENUE SUBDIVISION OF THE EAST 1/2 OF THE  
SOUTHWEST 1/4 OF SECTION 13, TOWNSHIP 38 NORTH, RANGE 13,  
EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY,  
ILLINOIS.

Property of Cook County Clerk's Office