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PREPARED BY:

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



Doc#: 1310604064 Fee: \$40.00
RHSP Fee: \$10.00 Affidavit Fee:
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 04/16/2013 01:13 PM Pg: 1 of 2

MAIL TAX BILL TO:

Geoffrey Harding and Joy Evans
2717 W. Nelson St.
Chicago IL 60618

MAIL RECORDED DEED TO:

Geoffrey Harding
Joy Evans
2717 W. Nelson St.
Chicago IL 60618

SPECIAL WARRANTY DEED

1/8 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) Geoffrey Harding and Joy Evans, ~~Tenants by the entirety~~ 4547 N Damen Ave Chicago, IL 60625-, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

* husband and wife
LOT 43 IN THE SUBDIVISION BY ELIZABETH BILSTIEN OF THE NORTH 1/2 OF LOT 3 AND THE NORTH 45/100 ACRES OF THE SOUTH 1/2 OF LOT 3 IN RICHON AND BAUERMEISTER'S SUBDIVISION OF THE WEST 1/2 OF THE NORTH EAST 1/4 SECTION 25, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PERMANENT INDEX NUMBER: 13-25-210-015-0000
PROPERTY ADDRESS: 2717 W. Nelson Street, Chicago, IL 60618

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 03/28/2013



CHICAGO: \$1,462.50
CTA: \$585.00
TOTAL: \$2,047.50

13-25-210-015-0000 | 20130301606483 | M95FTN

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

REAL ESTATE TRANSFER 03/28/2013



COOK \$97.50
ILLINOIS: \$195.00
TOTAL: \$292.50

13-25-210-015-0000 | 20130301606483 | WAPPEJ

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Special Warranty Deed - Continued

Dated this JAN 17 2013

Federal Home Loan Mortgage Corporation

By: [Signature]
Attorney in Fact

STATE OF Illinois)
) SS.
COUNTY OF DuPage)

I, ~~the undersigned~~, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Staci Rindas Attorney in Fact for Federal Home Loan Mortgage Corporation, 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 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.

Given under my hand and notarial seal, this JAN 17 2013
[Signature]
Notary Public

My commission expires: _____

~~Exempt under the provisions of _____ Date
Section 4, of the Real Estate Transfer Act _____
Agent.~~

