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UNOFFICIAL COPY

PREPARED BY:

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

MAIL TAX BILL TO:

Charles Webster

2753 W. ADAMS ST. CHICAGN TC. 60612

MAIL RECORDED DEED TO:

BRUCE A. BECKER

GLENVIEW, IL 60025



Doc#: 1311904077 Fee: \$40.00 RHSP Fee: \$10.00 Affidavit Fee:

Karen A. Yarbrough

Cook County Recorder of Deeds

Date: 04/29/2013 11:10 AM Pg: 1 of 2

SPECIAL WARRANTY DEED

THE GRANTOR, Federal National McAgage 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, CONVEYS AND SELLS to THE GRANTEE(S) Charles Webster,

of 4421 W. \$3rd St. #1W Chicago, IL 60632-, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

LOT 7 IN R.B. MCCALLY'S SUBDIVISION OF LOTS 2 AND 3 IN BLOCK 2 OF ROCKWELL'S ADDITION A SUBDIVISION OF THE NORTHEAST 1/4 OF SECTION 13, TOWNSHIP 39 NOP.TH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINO!'S

PERMANENT INDEX NUMBER: 16-13-212-003-0000

PROPERTY ADDRESS: 2753 W. Adams Street, Chicago, IL 60612

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 hine 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		04/11/2013
	соок	\$52.50
	ILLINOIS:	\$105.00
	TOTAL:	\$157.50

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REAL ESTATE TRANSFER		04/11/2013
	CHICAGO:	\$787.50
	CTA:	\$315.00
	TOTAL:	\$1,102.50

16-13-212-003-0000 | 20130401602382 | LT265N

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

SC Y

Special Warranty Deed - Continued Special Warranty Deed - Continued

Dated this	FEB D 8 2013	<u> </u>
		Federal National Mortgage Association By:
STATE OF Illinois COUNTY OF DuPage) SS.	Jennifer Hayes
same person(s) whose name(s)	Attorney in Fact for Fed is/are subscribed to the fo	or said County, in the State aforesaid, do hereby certify that deral National Mortgage Association, personally known to me to be the pregoing instrument, appeared before me this day in person, and said instrument, as his/her/their free and voluntary act, for the uses and
	Given under my hand and i	Notary Public
Exempt under the provisions of Section 4, of the Real Estate Tran	sfer Act Date Agent.	My commission expires: 4/19/14 OFFICIAL SEAL ATIE LACHINE NOTARY PUBLIC STATE OF ILLINOIS MY COMMISSION EXPIRES:04/19/14