J613528576

UNOFFICIAL COPY

PREPARED BY:

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

MAIL TAX BILL TOAND DEED

Michael J Broadfoot

4457 W. LELAND AVE Chicago IL 60630 Doc#: 1312001013 Fee: \$40.00 RHSP Fee:\$10.00 Affidavit Fee:

Karen A. Yarbrough

Cook County Recorder of Deeds Date: 04/30/2013 08:31 AM Pg: 1 of 2

## SPECIAL WARRANTY DEED

THE GRANTOR, Federal Home Loan Vortgage 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) Michael J Broadfoot, of 1426 W. Balmoral A'e Chicago, IL 60640-, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

LOT 8 IN BLOCK 18 IN L.C. CRANDALL'S SUBDIVISION OF BLOCKS 3 AND 18 OF MONTROSE, A SUBDIVISION OF THE NORTHWEST 1/4 AND THE NORTH 1/2 OF THE OF THE SOUTHWEST 1/4 OF SECTION 15, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND THE EAST 1/2 OF LOT 1 OF A SUBDIVISION OF THE NORTH 1/2 OF SECTION 16, TOWNSHIP 40 NORTH, RANGE 13, LAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 13-15-113-005-0000

PROPERTY ADDRESS: 4457 W. Leland Avenue, Chicago, IL 60630

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: dranage ditches, feeders and drain tile, pipe or other conduit and all other matters of record affecting the property.

REAL ESTATE TRANSFER		04/15/2013
	у соок	\$72.50
	ILLINOIS:	\$145.00
	TOTAL:	\$217.50

13-15-113-005-0000 | 20130201602135 | HJ5BFQ

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

 CHICAGO:
 \$1,087.50

 CTA:
 \$435.00

 TOTAL:
 \$1,522.50

 13-15-113-005-0000 | 20130201602135 | 3ESW7Z

## **UNOFFICIAL COPY**

Special Warranty Deed - Continued

Dated this <u>MAR 2 0 2013</u>	-
	Federal Home Loan Mortgage Corporation
	By: Attorney in Pact
STATE OF Illinois ) SS.	Staci Rhoads
COUNTY OF DuPage )	
	said County, in the State aforesaid, do hereby certify that al Home Loan Mortgage Corporation, personally known to me to be
the same person(s) whose name(s) is/ere-subscribed to the for acknowledged that he/she/they signed, sealed and delivered the sapurposes therein set forth.	regoing instrument, appeared before me this day in person, and id instrument, as this/her/their free and voluntary act, for the uses and
Given under my hand and no	aria seal, this MAR 2 0 2013
Orton under my name and no	
	Notary Public My commission expires:
Exempt under the provisions of 4457 W. Leland Ave Section 4. of the Real Estate Transfer Act Date	
Section 4, of the Real Estate Transfer ActDate Agent.	••••••••••••••••••••••••••••••••••••••
	OFFICIAL SEAL ANNA MARIE RUBEN
	NOTARY PUBLIC - STATE OF ILLINOIS
<b> </b>	MY COMMISSION EXPIRES:12/14/15
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