

# UNOFFICIAL COPY

13-02446  
**SPECIAL WARRANTY DEED**  
Statutory (Illinois)  
(Corporation to Individual)



**Doc#:** 1315049071 **Fee:** \$40.00  
RHSP Fee:\$10.00 Affidavit Fee:  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 05/30/2013 02:35 PM Pg: 1 of 2

MAIL TO:  
Wyszynski & Associates PC  
Waldemar Wyszynski  
2500 E. Devon Suite 250  
Des Plaines, IL 60018

NAME & ADDRESS OF TAXPAYER:  
Dominik Kieca  
2708 N. Newland Avenue  
Chicago, IL 60707

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 Remise, Release, Alien and Convey to Dominik Kieca, of 2931 N. NEVA CHICAGO IL 60634, 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 11 IN BLOCK 1 IN JOHNSON'S ADDITION TO MONT CLARE, BEING A SUBDIVISION OF THE EAST 1/2 OF THE WEST 1/2 AND THE WEST 1/3 OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.



Together with all and singular the hereditaments and appurtenances thereunto 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: None


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): 13-30-304-030-0000

Property Address: 2708 N. Newland Avenue, Chicago, IL 60707

| REAL ESTATE TRANSFER  |           | 05/22/2013 |          |
|---|-----------|------------|----------|
|  | COOK      |            | \$96.00  |
|  | ILLINOIS: |            | \$192.00 |
|   | TOTAL:    |            | \$288.00 |

13-30-304-030-0000 | 20130401608314 | FE5RZZ

| REAL ESTATE TRANSFER   |          | 05/22/2013 |            |
|--|----------|------------|------------|
|  | CHICAGO: |            | \$1,440.00 |
|  | CTA:     |            | \$576.00   |
|  | TOTAL:   |            | \$2,016.00 |

13-30-304-030-0000 | 20130401608314 | JJVAC9

2

# UNOFFICIAL COPY

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 9 day of X May, 2013.

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

IMPRESS  
CORPORATE SEAL  
HERE

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

NOTE PLEASE TYPE OR PRINT NAME BELOW ALL SIGNATURES

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 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 9 day of May, 2013

X Jessica Rivera  
Notary Public

My commission expires on X Dec 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  
1771 W. Diehl Ste 250  
Naperville, IL 60563

\_\_\_\_\_  
Buyer, Seller or Representative

Property Address: 2708 N. Newland Avenue, Chicago, IL 60707

\*\* 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  
1350 W. NORTHWEST HIGHWAY  
ARLINGTON HEIGHTS, IL 60004  
(847) 255-7100