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PREPARED BY:

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Burr Ridge, IL 60527

Doc#: 1316942060 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/18/2013 11:28 AM Pg: 1 of 2

MAIL TAX BILL TO:

CapInvest, LLC
5315 N. Clark St. #268
Chicago, IL 60640-

MAIL RECORDED DEED TO:

CapInvest, LLC
5315 N. Clark St. #268
Chicago, IL 60640-

130297334294

SPECIAL WARRANTY DEED

THE GRANTOR, Federal National Mortgage Association, of PO Box 650043 Dallas, TX 75265-, a corporation organized and existing under the laws of 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) CapInvest, LLC, of 5315 N. Clark St. #268 Chicago, IL 60640-, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

PARCEL 1: LOT 3 (EXCEPT THE WEST 103 FEET THEREOF, AS MEASURED FROM THE EAST LINE OF THE 14 FOOT PUBLIC ALLEY ADJOINING SAID LOT IN SANGER'S RESUBDIVISION OF LOTS 1, 2, 3, AND LOTS 20 TO 27, INCLUSIVE, IN BLOCK 139 AND LOTS 1 TO 7, INCLUSIVE IN THE NORTH 1/2 EAST AND WEST OF VACATED ALLEY LYING SOUTH OF AND ADJOINING SAID LOTS 1 TO 6, INCLUSIVE, IN BLOCK 140, ALL IN CORNELL, BEING A SUBDIVISION OF THE WEST 1/2 OF SECTION 26 AND THE SOUTH EAST 1/2 AND THE SOUTHEAST 1/4 OF SECTION 26, WITH THE EXCEPTION OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SAID SOUTHEAST 1/4) AND THE NORTH 1/2 OF THE NORTHEAST 1/4, THE SOUTH 1/2 OF THE NORTHWEST 1/4, WEST OF THE ILLINOIS CENTRAL RAILROAD AND THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS AND THE NORTH 8 FEET OF THE MOST WESTERLY 20 FOOT PORTION OF LOT 3 IN SANGER'S RESUBDIVISION AFORESAID, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 20-35-124-185-0000

PROPERTY ADDRESS: 8222 S. Dobson Avenue Unit A, Chicago, IL 60619

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.

GRANTEE HEREIN SHALL BE PROHIBITED FROM CONVEYING CAPTIONED PROPERTY FOR A SALES PRICE OF GREATER THAN \$11,880.00 FOR A PERIOD OF 3 MONTHS FROM THE DATE OF THE RECORDING OF THIS DEED. GRANTEE SHALL ALSO BE PROHIBITED FROM ENCUMBERING SUBJECT PROPERTY WITH A SECURITY INTEREST IN THE PRINCIPAL AMOUNT OF GREATER THAN \$11,880.00 FOR A PERIOD OF 3 MONTHS FROM THE DATE OF THE RECORDING OF THIS DEED. THESE RESTRICTIONS SHALL RUN WITH THE LAND AND ARE NOT PERSONAL TO GRANTEE.

THIS RESTRICTION SHALL TERMINATE IMMEDIATELY UPON CONVEYANCE AT ANY FORECLOSURE SALE RELATED TO A MORTGAGE OR DEED OF TRUST.

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

Special Warranty Deed: Page 1 of 2

S 4
P 2
S N
SC 1
INT 1

