

# UNOFFICIAL COPY



Doc#: 1318919080 Fee: \$44.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 07/08/2013 03:20 PM Pg: 1 of 3

MAIL TAX  
STATEMENT TO:

*Shawn J. Mayberry*  
*540 E 44<sup>th</sup> St. #G*  
*Chicago, IL 60653*

SPECIAL WARRANTY DEED- Statutory  
REO Case No: C121BG4

The Grantor, **Fannie Mae A/K/A Federal National Mortgage Association** organized and existing under the laws of the United States of America, for and in consideration of Fifty-Nine Thousand and 00/100 Dollars (\$59,000.00) and other good and valuable consideration, and pursuant to authority given by the Board of Directors of said Organization, conveys and grants to **Shawn J. Mayberry, a single person, 4310 S Drexel Ave., Chicago, IL 60653**, the following described premises:

Unit 540-G and P-3 in the Copperfield of Bronzeville Condominium, as delineated on a survey of the following described property:

Lots 4 and 5 in the Subdivision of Lots 17, 18, 19 and 20 in Wolff's Resubdivision of part of the South 1/2 of the Northeast 1/4 of the Northwest 1/4 of the Southeast 1/4 of Section 3, Township 38 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois, and;

Lots 1, 2 and 3 in George C. Watt's Subdivision of Lots 13 to 16, both inclusive, in Wolff's Resubdivision of part of the South 1/2 of the Northeast 1/4 of the Northwest 1/4 of the Southeast 1/4 of Section 3, Township 38 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois;

Which Survey is attached to the Declaration of Condominium recorded as Document 0617444129, and amended from time to time, together with an undivided percentage interest in the Common Elements.

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Note: For informational purposes only, the land is commonly known as:  
540 East 44th St., #G, Chicago, IL 60653

Permanent Index Number: 20-03-402-048-1017  
20-03-402-048-1031

The warranties given herein are limited to the acts of the Grantor. Subject to easements, reservations and restrictions, if any, of record. Subject to all general unpaid real estate taxes.

Grantee accepts conveyance of the premises in "as is" condition and acknowledges that Grantor has made no representation, warranties or guarantees as to the condition of said premises.

Dated: July 1, 2013

Fannie Mae A/K/A Federal National Mortgage Association

By: Heavner, Scott, Beyers & Mihlar, LLC as Attorney-in-Fact

By: [Signature]  
Its: Managing Member

STATE OF ILLINOIS )  
  )  
  ) SS.  
COUNTY OF Macon )

City of Chicago  
Dept. of Finance  
**647423**



Real Estate  
Transfer  
Stamp  
**\$619.50**

7/8/2013 13:52  
000193

Batch 6 711,783

I, Donna J Knop, a Notary Public in and for said County, DO HEREBY CERTIFY that Richard L Heavner as Managing Member of Heavner, Scott, Beyers & Mihlar, LLC, as Attorney-in-Fact for Fannie Mae A/K/A Federal National Mortgage Association, who is personally known to me to be the same person whose name is subscribed to the foregoing instrument, as such Managing Member, appeared before me this day in person and acknowledged that he signed, sealed and delivered said instrument as his free and voluntary act and as the free and voluntary act of said Corporation, being thereunto authorized, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 1<sup>st</sup> day of July, A.D.,  
2013.



[Signature]  
Notary Public

**THIS INSTRUMENT WAS PREPARED BY AND RETURN TO:**  
Richard L. Heavner of Heavner, Scott, Beyers & Mihlar, LLC, Attorneys  
P.O. Box 740, 111 East Main Street, Suite 200, Decatur, IL 62525 Phone: (217) 422-1719

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Property of Cook County Clerk's Office

STATE TAX

**STATE OF ILLINOIS**



JUL.-8.13

REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE


# 0000015554

<b>REAL ESTATE TRANSFER TAX</b>
00059.00
FP 103037

COUNTY TAX

**COOK COUNTY**

REAL ESTATE TRANSACTION TAX



JUL.-8.13

REVENUE STAMP

# 0002015408

<b>REAL ESTATE TRANSFER TAX</b>
00029.50
FP 103042