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PREPARED BY:
Cod'is & Associates, P.C.
Taminy A. Geiss, Esq.
15W030 N. Frontage Rd.

Burr Ridge, IL 60527

MAIL TAX BILL TO: AND DEED CT Land Trust 8002360077 U/A/D 8/20/2012 30 S. WACKER DEINE SUIRE 1635 CHURA 90 IL 60606 Doc#: 1326235130 Fee: \$40.00 RHSP Fee:\$9.00 RPRF Fee: \$1.00

Karen A. Yarbrough

Cook County Recorder of Deeds
Date: 09/19/2013 02:21 PM Pg: 1 of 2

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 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) CT Land Trust 8002360077 U/A/D of 30 S. Wacker Dr. Ste. 1635 Chicago, IL 60606-, all interest in the following described real estate situated in the County of Coc c, State of Illinois, to wit:

LOT 45 IN BLOCK 3 IN PIERCE'S HUMBOLDT FARK ADDITION IN SECTION 2 TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 16-02-206-035-0000

PROPERTY ADDRESS: 3308 W. LeMoyne Street, Chicago, U. 60651

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, easengents 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 PROCERTY FOR A SALES PRICE OF GREATER THAN \$98,400.00 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 \$98,400.00 FOR A PERIOD OF 3 MONTH'S FFOM 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:

1326235130D Page: 2 of 2

Special Warranty Deed - ContinuUNOFFICIAL COPY

| Dated this Sizulia |
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| |
| |
| Federal National Mortgage Association |
| By: Daw Spaci-Rhoads |
| Attorney in Fact |
| 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 |
| Staci Rhoads Attorney in Taxt for Federal National Mortgage Association, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and |
| acknowledged that he/she/they signed, sealed and den' en'd the said instrument, as his/her/their free and voluntary act, for the uses and |
| purposes therein set forth. |
| Simmer Size and a marked of Fotonial and this SIN (112) |
| Given under my hand and notarial seal, this FRANCESCA SEAL F |
| NOTADY DESCRIPTION OF THE STREET |
| NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES:08/31/15 Notary Public My commission expires: Notary Public My commission expires: |
| My commission expires. |
| Exempt under the provisions of |
| Section 4, of the Real Estate Transfer ActDate |
| Agent. |

| REAL ESTATE TRANSFER | | 08/28/2013 |
|--|----------|------------|
| 484 | CHICAGO: | \$615.00 |
| | CTA: | \$246.00 |
| | TOTAL: | \$861.00 |
| 16-02-206-035-0000 20130801607848 JRSRTK | | |

| REAL ESTATE TRAN | IGF <u>c</u> r | 08/28/2013 |
|--------------------|----------------|------------|
| | SOOK | \$41.00 |
| | ILLI'arris: | \$82.00 |
| | TOTAL | \$123.00 |
| 16-02-206-035-0000 | 2013080160784 | RINIF4EL |

ATG FORM 4079 ATG (REV.)

Prepared by ATG Resource™

Special Warranty Deed: Page 2 of 2

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