

UNOFFICIAL COPY



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

Doc#: 1328835097 **Fee:** \$40.00
RHSP Fee: \$9.00 **RPRF Fee:** \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 10/15/2013 11:13 AM Pg: 1 of 2

MAIL TAX BILL TO:
Eric M Wolcott and Trisha L Wolcott
12023 S. 76th Ave.
Palos Heights, IL 60463

MAIL RECORDED DEED TO:
Kathy Svanascini
11751 Southwest Hwy
Palos Heights, IL 60463

130297335652



SPECIAL WARRANTY DEED

THE GRANTOR, Federal Home Loan Mortgage 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) Eric M Wolcott and Trisha L Wolcott, *a married couple* of 12103 S. Hamlin Alsip, IL 60803-, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

LOT 2 IN BLOCK 12 IN ROBERT BARTLETT'S RESUBDIVISION OF LOTS 1 TO 24, INCLUSIVE, IN BLOCK 9, LOTS 1 TO 6, INCLUSIVE, AND LOTS 8 TO 24 IN BLOCK 10, LOTS 1 TO 24 IN BLOCK 11, AND LOTS 1, 2, 3, LOTS 6 TO 19 AND 22, 23 AND 24, IN BLOCK 12 AND A.G. BRIGG'S AND COMPANY'S PALOS VISTA SUBDIVISION IN THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 24, AND THE WEST HALF OF THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 37 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF REGISTERED - AS DOCUMENT NUMBER 814705.

PERMANENT INDEX NUMBER: 23-25-206-004-0000
PROPERTY ADDRESS: 12023 S. 76th Avenue, Palos Heights, IL 60463

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.

REAL ESTATE TRANSFER		09/16/2013
	COOK	\$137.50
	ILLINOIS:	\$275.00
	TOTAL:	\$412.50

23-25-206-004-0000 | 20130901603576 | BPAE2J

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

S Y
P 2
S N
SC Y
INT X

