FFICIAL COPY

PREPARED BY:

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

MAIL TAX BILL TO:

Sonia Sanchez <u>2151 Emerson Ave</u>. melrose tack Iz 60164

MAIL RECORDED DEED TO:

<u>Sonia Sanchez</u> 10314 W. Medi

metrose tark



1329533100 Fee: \$40.00

RHSP Fee:\$9,00 RPRF Fee: \$1.00

Karen A. Yarbrough

Cook County Recorder of Deeds Date: 10/22/2013 01:33 PM Pg: 1 of 2

SPECIAL WARRANTY DEED

THE GRANTOR, Federal National Mc. tgage 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) Sonia Sanchez,

of , , all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

LOT 19 IN BLOCK 11 IN SECOND ADDITION TO LEYDEN GARDENS, BEING A SUBDIVISION OF THE EAST TWO THIRDS OF THE WEST HALF OF THE NORTHEAST QUAP FEF OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY ILLINOIS (EXCEPT THE EAST 1/2 OF WEST 2/3 OF SOUTH 1/2 OF SOUTHWEST 1/4 OF SAID NORTHEAST 1/4), IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 12-33-213-002-0000
PROPERTY ADDRESS: 2151 Emerson Avenue, Melrose Park, IL 60164

Ley Den Town Ship)

GRANTOR, for itself and its successors and assigns, hereby covenants and represents that u 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		10/02/2013
	COOK	\$28.50
	ILLINOIS:	\$57.00
	TOTAL:	\$85.50

12-33-213-002-0000 | 20131001600015 | S2DL7A

Attorneys' Title Guaranty Fund, Inc. 1 S. Wacker Dr., STE 2400 Chicago, IL 69606-4650

Attn:Search Department

Special Warranty Deed: Page 1 of 2

1329533100D Page: 2 of 2

UNOFFICIAL COPY

Special Warranty Deed - Continued

Dated this SEP 1	6 2013	
STATE OF Illinois COUNTY OF DuPage)))) SS.	y: Atomey in Fact Tammy A. Geiss
same person(s) whose name(s)	is/are subscribed to the foregoing	County, in the State aforesaid, do hereby certify that ational Mortgage Association, personally known to me to be the grinstrument, appeared before me this day in person, and strument, as his/her/their free and voluntary act, for the uses and seal, this SEP 1 6 2013 Notary Public
Exempt under the provisions of Section 4, of the Real Estate Trans	sfer ActDate Agent.	My commission expires: OFFICIAL SEAL ANNA MARIE RUBEN NOTARY PULLIC - STATE OF ILLINOIS MY COMMIT SION EXPIRES:12/14/15