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1330841080

PREPARED BY:

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

Doc#: 1330841080 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 11/04/2013 11:31 AM Pg: 1 of 2

MAIL TAX BILL TO:

IRS Chicago LLC
315 W. Augusta Blvd.
Chicago, IL 60622

MAIL RECORDED DEED TO:

JRS Chicago LLC
315 W. Augusta Blvd.
Chicago, IL 60622

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) JRS Chicago LLC, of 315 W. Augusta Blvd Chicago, IL 60622-4934, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

UNIT NUMBER 301 IN MANLEY MANOR CONDOMINIUM 1, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOT 10 IN THE SUBDIVISION OF BLOCK 19 IN G.W. CLARKE'S SUBDIVISION OF PART OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 13, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 4, 1887 AS DOCUMENT 795760 WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED APRIL 11, 2005 AS DOCUMENT NUMBER 0610131043; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

THE EXCLUSIVE RIGHT TO THE USE OF P-3 LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM AFORESAID.

PERMANENT INDEX NUMBER: 16-13-318-045-1003

PROPERTY ADDRESS: 2923 W. Arthington Street Unit #3, Chicago, IL 60612

P-3

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.

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

REAL ESTATE TRANSFER		10/23/2013
	CHICAGO:	\$300.00
	CTA:	\$120.00
	TOTAL:	\$420.00

16-13-318-045-1003 | 20131001603758 | A1T0HZ

REAL ESTATE TRANSFER		10/23/2013
	COOK	\$20.00
	ILLINOIS:	\$40.00
	TOTAL:	\$60.00

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Inty Deed: Page 1 of 2

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Special Warranty Deed - Continued

Dated this SEP 24 2013

Federal Home Loan Mortgage Corporation

By: 

Attorney in Fact
Tammy A. Geiss

STATE OF Illinois)

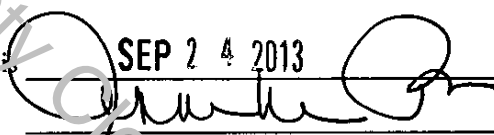
COUNTY OF DeKalb)

SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Tammy A. Geiss Attorney in Fact for Federal Home Loan Mortgage Corporation, 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 delivered the said instrument, as ~~his/her/their~~ free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this

SEP 24 2013


Notary Public

My commission expires: 12/14/15

Exempt under the provisions of _____
Section 4, of the Real Estate Transfer Act _____ Date _____
Agent.

