

# UNOFFICIAL COPY



Doc#: 1405135119 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 02/20/2014 02:37 PM Pg: 1 of 3

130366811674

MAIL TO:  
James M. Paletto  
220 E. NORTH  
NORTHLAKE IL 60164  
SPECIAL WARRANTY DEED  
(CORPORATION TO INDIVIDUAL)  
ILLINOIS

THIS INDENTURE, made this 15 day of JANUARY, 2014., between **Fannie Mae a/k/a Federal National Mortgage Association**, a corporation created and existing under and by virtue of the laws of the United States of America and duly authorized to transact business in the State of ILLINOIS, party of the first part, and **Miguel Ramirez (3721 W Palmer St #3, Chicago 60647, County of Cook, State of Illinois)**, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of \$10.00 (Ten dollars and no/100s) in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to their heirs and assigns, FOREVER all the following described real estate, situated in the County of Cook and the State of Illinois known and described as follows, to wit:

SEE ATTACHED EXHIBIT A

SUBJECT TO ANY AND ALL COVENANTS, CONDITIONS, EASEMENTS, RESTRICTIONS AND ANY OTHER MATTERS OF RECORD.



Together with all and singular the hereditament and appurtenances thereunder belonging, or in otherwise appertaining, and the reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditament and appurtenances: TO HAVE AND HOLD the said premises as above described, with the appurtenances, unto the part of the second part, their heirs and assigns forever.

The Grantor promises or covenants to defend title to the property from and against all lawful claims and demands of all persons claiming by, through or under Grantor and none other.

PERMANENT REAL ESTATE INDEX NUMBER(S): 12-29-105-008-0000

PROPERTY ADDRESS(ES): 3042 Charles Street, Melrose Park, IL, 60164  
(UNINCORPORATED)

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

REAL ESTATE TRANSFER		02/06/2014
	COOK	\$45.00
	ILLINOIS:	\$90.00
TOTAL:		\$135.00

12-29-105-008-0000 | 20140101602533 | 5KDY15

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**Fannie Mae a/k/a Federal National Mortgage Association**

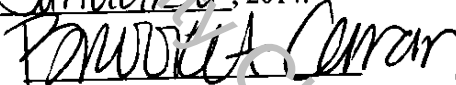


By: Pierce & Associates, P.C.  
As Attorney in Fact  
~~Katherine G. Eile~~  
**Andrew J. Nelson**

STATE OF Ill )  
COUNTY OF Cook ) SS

I, **Brooke A. Cowan**, the undersigned, a notary public in and for said County, in the State aforesaid, do hereby certify that **Andrew J. Nelson**, personally known to me to be the attorney in fact for Fannie Mae a/k/a Federal National Mortgage Association, and 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 severally 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.

Signed or attested before me on 15 day of January, 2014.

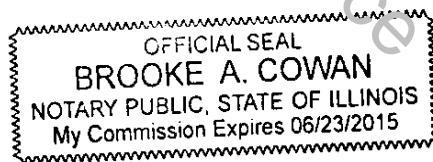


NOTARY PUBLIC

My commission expires

06/23/15

This Instrument was prepared by  
Amanda Griffin/PIERCE & ASSOCIATES, P.C.,  
1 North Dearborn, Suite 1300, Chicago, IL 60602



PLEASE SEND SUBSEQUENT TAX BILLS TO:

M. Ramirez  
3042 Charles  
Melrose PK #2 60164

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## EXHIBIT A

THE SOUTH 1/2 OF LOT 252 IN FREDERICK H. BARTLETT'S GRAND FARMS UNIT "C" BEING A SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

**COOK COUNTY**  
**RECORDER OF DEEDS**  
**SCANNED BY \_\_\_\_\_**