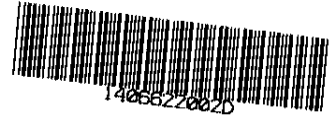


UNOFFICIAL COPY



SPECIAL WARRANTY DEED



Doc#: 1406622002 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 03/07/2014 08:10 AM Pg: 1 of 4

FIRST AMERICAN TITLE

ORDER # 2505168

THIS INDENTURE, made this 16th day of February 2014, between **Fannie Mae A/K/A Federal National Mortgage Association**, P.O. Box 650043, Dallas, TX 75265-0043, **GRANTOR** a Corporation created and existing under and by virtue of the laws of the State of TX and **Glenda W. Coppola, GRANTEE**, and duly authorized to transact business in the State of Illinois, WITNESSETH, that the Grantor for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid by the Grantee, the receipt whereof is hereby acknowledged, by these presents does REMISE, RELEASE, ALIENATE AND CONVEY unto the Grantee, 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 legally described on **Exhibit A attached hereto**.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anyway appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the Grantor, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances; TO HAVE AND TO HOLD said premises as above described, with the appurtenances, unto the Grantee, their heirs and assigns forever.

And the grantor, for himself, and his successors, does covenant, promise and agree, to and with the Grantee, his heirs and assigns, that he has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, he WILL WARRANT AND DEFEND, subject to those exceptions listed on **Exhibit A attached hereto**.

GRANTEE HEREIN SHALL BE PROHIBITED FROM CONVEYING CAPTIONED PROPERTY FOR A SALES PRICE OF GREATER THAN **\$13,800.00** FOR A PERIOD OF **3** MONTH(S) 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 **\$13,800.00** FOR A PERIOD OF **3** MONTH(S) FROM 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.

See Exhibit "A" attached hereto and made a part hereof

Order # 2505168

S Y
P 466
S A
SC Y
INT Y

4

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IN WITNESS WHEREOF, said Grantor has caused its name to be signed to these presents, by its authorized signing officer, and attested by its authorized signing officer.

Dated this 18 day of February, 2014.

IMPRESS
CORPORATE SEAL
HERE

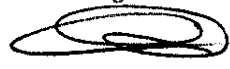
Fannie Mae A/K/A Federal National Mortgage Association
By First American National Default Title Services, Attorney in Fact

Signed By:



Signature of Corporate Officer Kristine Moten
Name of Officer
Its Authorized Signer

Authorized Signer of First American Title
Insurance Company as Attorney in fact
And/or agent

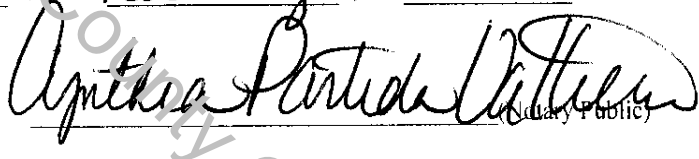
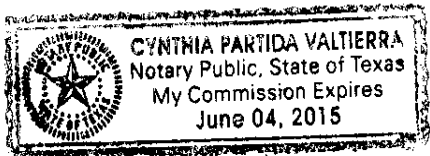


Attest:
Print Name: Amanda Roberts

STATE OF Texas, COUNTY OF Dallas ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Kristine Moten
and Amanda Roberts, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing
instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free
and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 18 day of February, 2014.


(Notary Public)


Prepared by:
Bruce K. Shapiro, Esq.
555 Skokie Blvd.,
Suite 500
Northbrook, IL 60062

EXEMPT UNDER PROVISIONS OF PARAGRAPH SECTION
REAL ESTATE TRANSFER TAX ACT
BUYER, SELLER, OR REPRESENTATIVE _____ DATE _____



Mail To:
Glenda W. Coppola
27057 Esward Drive
Calabasas, CA 91301

Name and Address of Taxpayer:
Glenda W. Coppola
27057 Esward Drive
Calabasas, CA 91301

EXEMPT UNDER PROVISIONS OF PARAGRAPH SECTION
REAL ESTATE TRANSFER TAX ACT
2/13/14 _____
DATE BUYER, SELLER, OR REPRESENTATIVE

REAL ESTATE TRANSFER		03/05/2014
	CHICAGO:	\$0.00
	CTA:	\$0.00
	TOTAL:	\$0.00

25-19-409-016-0000 | 20140201604213 | 16LLGW

REAL ESTATE TRANSFER		03/05/2014
	COOK:	\$0.00
	ILLINOIS:	\$0.00
	TOTAL:	\$0.00

25-19-409-016-0000 | 20140201604213 | 79N01X

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Exhibit "A" – Legal Description

THE SOUTH 33 FEET OF LOT 14 IN BLOCK 20 IN VINCENNES ROAD ADDITION TO WASHINGTON HEIGHTS, BEING A SUBDIVISION OF SECTION 19, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDAIN, IN COOK COUNTY, ILLINOIS.

IN **Cook** COUNTY, ILLINOIS

Subject to: General real estate tax not due and payable at closing and restrictions of record so long as they do not interfere with Purchaser's use and enjoyment of the property.

Permanent Real Estate Index Number (s): **25-19-409-016-0000**

Address of Real Estate: **11733 South Church Street, Chicago, IL 60643**

Property of Cook County Clerk's Office

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First American Title Insurance Company
30 N. LaSalle Street, Suite 2220
Chicago, IL 60602
Phone: (312)750-6780
Fax: (312)658-3440

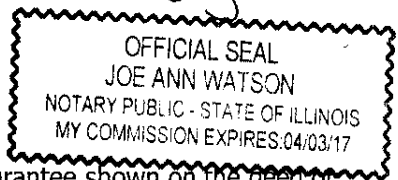
STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated: 3/3/14 Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me by the said Dawn Bragg, affiant, on 3/3/14

Notary Public [Signature]



The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me by the said Dawn Bragg, affiant, on 3/3/14

Notary Public [Signature]



Note: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)