

# UNOFFICIAL COPY



Doc#: 1407118007 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Affidavit Fee: \$2.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 03/12/2014 08:42 AM Pg: 1 of 3

## WARRANTY DEED IN LIEU OF FORECLOSURE

KNOW ALL MEN THESE PRESENTS, that GREGORY W. SCRIPPEL AND SHERRY SCRIPPEL, husband & wife, the GRANTOR(S), do give, grant, bargain, sell and convey to Federal National Mortgage Association, the GRANTEE, its successors and assigns, all the following described premises situated in the County of Cook, State of Illinois, to-wit:

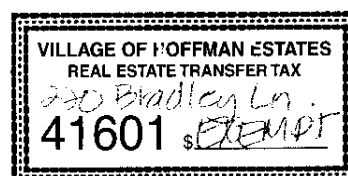
LOT 9 IN BLOCK 32 IN HOFFMAN ESTATES II, BEING A SUBDIVISION OF THAT PART LYING SOUTH OF HIGGINS ROAD (AS THAT ROAD EXISTED ON AUGUST 30, 1926) OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 14, AND OF THE NORTHEAST QUARTER OF SECTION 15, AND THE NORTH HALF OF THE SOUTHEAST QUARTER OF SECTION 15, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MARCH 8, 1956 AS DOCUMENT 1651708, IN COOK COUNTY, ILLINOIS.

Commonly known as 220 Bradley Lane, Hoffman Estates, IL 60194  
Permanent Index No.: 07-15-415-013-0000

TO HAVE AND TO HOLD the above granted and bargained premises with the appurtenances thereunto belonging, unto the said GRANTEE, his successors and assigns forever. The said GRANTOR(S) do covenant for themselves, their heirs, executors and assigns, that at the signing of these presents, they are well seized of the above described premises as a good and indefeasible estate in fee simple and have good right to bargain and sell the same in the manner and form as above written; and that the same are free and clear from all encumbrances whatsoever, and that they and their heirs, executors and assigns will warrant and defend said premises, with the appurtenances thereunto belonging, unto said GRANTEE, his successors and assigns, against all lawful claims and demands whatsoever. Said GRANTOR(S) hereby release and waive all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

This is not homestead property as to the grantor.

The acceptance and recording of this deed is expressly subject to and contingent upon REDC Default Solutions being satisfied with the condition of title.



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WITNESS the HAND and SEAL of the GRANTOR(S) on this 12 day of July, 2013

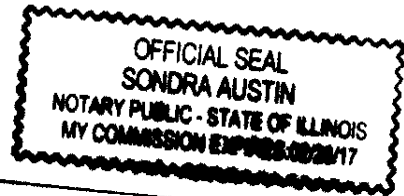
Gregory W. Scripel (SEAL) Sherry Scripel (SEAL)  
Gregory W. Scripel Sherry Scripel

State of IL  
County of DeWitt

Signed or attested before me on 7/12/2013 by Sondra Austin

Sondra Austin  
Signature of Notary Public

My commission expires: 2/26/2017  
(SEAL)



Send Tax Bill to:  
ADDRESS OF GRANTEE:  
Federal National Mortgage Association  
6200 Tennyson Parkway  
Ste 110  
Plano, Texas 75024

Address of Property:  
220 Bradley Lane  
Hoffman Estates, IL 60194

MAIL TO:  
Fisher and Shapiro, LLC  
Attorneys for Plaintiff  
2121 Waukegan Road, Suite 301  
Bannockburn, IL 60015  
(847)291-1717

This instrument was drafted by:  
Fisher and Shapiro, LLC  
2121 Waukegan Road, Suite 301  
Bannockburn, IL 60015

Contact for Grantee:

Deposit in Recorder's Box #254

Case file no: 13-065894

EXEMPT 35 ILCS 200/31-45 (L)

DATE 8/9/13  
Heather Johnston  
REPRESENTATIVE

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## 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 August 15th, 2013

Signature: [Handwritten Signature]  
Grantor or Agent

Subscribed and sworn to before me  
By the said agent  
This 10, day of Aug, 2013  
Notary Public [Handwritten 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 title to real estate under the laws of the State of Illinois.

Date August 15th, 2013

Signature: [Handwritten Signature]  
Grantee or Agent

Subscribed and sworn to before me  
By the said agent  
This 10, day of Aug, 2013  
Notary Public [Handwritten 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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)