UNOFFICIAL COPY

PREPARED BY:

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

MAIL TAX BILL TO:

Steven T. Dodge

3306 N. 12th ST.

DZARK, MO 65721

MAIL RECORDED DEED TO:

SPINA MCGUIL JOKAR

1610 W NORTH AVE ELMWOOD PARK AL 6570



Doc#: 1407235072 Fee: \$40.00 RHSP Fee:\$9.00 RPRF Fee: \$1.00

Karen A.Yarbrough

Cook County Recorder of Deeds

Date: 03/13/2014 01:41 PM Pg: 1 of 2

SPECIAL WARRANTY DEED

THE GRANTOR, Fannie Mae A/K/A Fe teral National Mortgage Association, of P.O. Box 650043 Dallas, TX 75265corporation organized and existing under the laws or 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) Steven T. of 3306 N. 12th S. Ozark, MO 65712 , all interest in the following described real estate Dodge, a married man situated in the County of Cook, State of Illinois, to wit:

UNIT(S) 212 AND P-71 IN THE PRAIRIE PLACE AT 6436 ROO'SE /ELT CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY: LOTS 19 TO 28 BOTH INCLUSIVE, IN THE SUBDIVISION OF BLOCK 3 IN THE SUBDIVISION OF THE SOUTHEAST 1/4 OF LOT / IN B.F. JERVIS SUBDIVISION OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THE WEST 1/2 OF THE SOUTHWEST 1/4 THEREOF), IN COOK COUNTY, ILLINOIS; THE WEST 1/2 OF VACATED ELMWOOD AVENUE LYING EAST OF AND ADJOINING LOT 19 IN THE SUBDIVISION OF BLOCK 3 IN THE SUBDIVISION OF THE SOUTHEAST 1/4 OF LOT 6 IN B.F. JERVIS SUBDIVISION OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THIRD PRINCIPAL MERIDIAN (EXCEPT THE WEST 1/2 OF THE SOUTHWEST 1/4 THE REDF), IN COOK COUNTY, ILLINOIS, THE EAST 1/2 OF VACATED GUNERSON AVENUE LYING WEST OF AND ADJOINING LOT 28 IN THE SUBDIVISION OF BLOCK 3 IN THE SUBDIVISION OF THE SOUTHEAST 1/4 OF LOT 6 IN B.F. JERVIS SUBDIVISION OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE WEST 1/2 OF THE SOUTHWEST 1/4 THEREOF), IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0617416044, AS AMENDED FROM TIME TO THAT, TOGETHER WOTH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, I'LI INOIS.

PERMANENT INDEX NUMBER: 16-18-428-043-1009;

16-18-428-043-1105

PROPERTY ADDRESS: 6436 Roosevelt Road Unit 212, Oak Park, IL 60304

ATGF, INC.

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.

GRANTEE HEREIN SHALL BE PROHIBITED FROM CONVEYING CAPTIONED PROPERTY FOR A SALES PRICE OF GREATER THAN \$93,600.00 FOR A PERIOD OF 3 MONTHS FROM THE DATE OF THE RECORDING OF THIS DEED. GRANTEE SHALL ALSO BE PROHIBITED FROM ENCUMBERING CUBIFCA RROPERTY WITH A SECURITY INTEREST IN THE PRINCIPAL AMOUNT OF GREATER THAN \$93,600.00 FOR A PERIOD OF 3 MONTHS FROM THE DATE OF THE

Special Warranty Deed: Page 1 of 2

CRAIG M. LESNER, CFC MILLAGE OF OAK MARK

1407235072D Page: 2 of 2

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Special Warranty Deed - Continued 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.

| Exempt under the provisions of Section 4, of the Real Estate Transfer Act Date Agent. | | REAL ESTATE TRANSFER | 02/25/2014 |
|--|--|--|--|
| Dated this JAN 2 7 2014 TOTAL: \$117.00 | | CC | 90K \$39.00 |
| STATE OF Illinois I, the undersigned, a Notary Public in and for said County in the State aforesaid, do hereby certify that Staci Rhoads Attorney in Fact for Federal National Marigage Association, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, as his her/their free and voluntary act, for the uses and purposes therein set forth. Section 4, of the Real Estate Transfer Act Date Date Date Description: County Public Pyzrhw | | ILLING | DIS : \$78.00 |
| STATE OF Illinois I, the undersigned, a Notary Public in and for said County in the State aforesaid, do hereby certify that Staci Rhoads Attorney in Fact for Federal National Marigage Association, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, as his her/their free and voluntary act, for the uses and purposes therein set forth. Section 4, of the Real Estate Transfer Act Date Date Date Description: County Public Pyzrhw | JAN 2 7 2014 | тот | AL : \$117.00 |
| Formic Mac A/K/A Federal National Wartgage Association By: Attorney in Fact COUNTY OF DuPage I, the undersigned, a Notary Public in and for said County in the State aforesaid, do hereby certify that Staci Rhoads Attorney in Fact for Federal National Morigage Association, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, as his her (their free and voluntary act, for the uses and purposes therein set forth. **FORMIC MOR A/K/A* Given under my hand and notarial seal, this No ary Public My commission expires: **Inc. Inc. Inc. Inc. Inc. Inc. Inc. Inc. | Dated this | 16-18-428-043-1009 2014020 | 1603747 FY2RHW |
| STATE OF Illinois I, the undersigned, a Notary Public in and for said Councy in the State aforesaid, do hereby certify that Staci Rhoads Attorney in Fact for Federal National Mortgage Association, 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. **FOUTH'S MOR A K/A Given under my hand and notarial seal, this **Notary Public** My commission expires: **!-15-1** Exempt under the provisions of Section 4, of the Real Estate Transfer Act | C/x | | , |
| STATE OF Illinois I, the undersigned, a Notary Public in and for said Councy in the State aforesaid, do hereby certify that Staci Rhoads Attorney in Fact for Federal National Mortgage Association, 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. **FOUTH'S MOR A K/A Given under my hand and notarial seal, this **Notary Public** My commission expires: **!-15-1** Exempt under the provisions of Section 4, of the Real Estate Transfer Act | 4 | | |
| STATE OF Illinois I, the undersigned, a Notary Public in and for said Court, in the State aforesaid, do hereby certify that Staci Rhoads Attorney in Fact for Federal National Mortgage Association, 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 hir her their free and voluntary act, for the uses and purposes therein set forth. Section 4, of the Real Estate Transfer Act Date Agent. Date Agent. Date Agent. Date Agent. Date Agent. | Ox | Fannie A | nae / A/K/A |
| STATE OF Illinois OUNTY OF DuPage 1, the undersigned, a Notary Public in and for said Coursy in the State aforesaid, do hereby certify that Staci Rhoads Attorney in Fact Attorney in Fact Staci Rhoads Attorney in Fact Attorney in Fact Attorney in Fact Staci Rhoads Attorney in Fact Attorney | | | |
| STATE OF Illinois OUNTY OF DuPage 1, the undersigned, a Notary Public in and for said Coursy in the State aforesaid, do hereby certify that Staci Rhoads Attorney in Fact for Federal National Marigage Association, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, as papeared 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. **FOUNDIE** (MOR A K/A) Given under my hand and notarial seal, this Notary Public Notary Public Notary Public My commission expires: 11-11-141 Exempt under the provisions of Section 4, of the Real Estate Trainfer Act Agent. | | | |
| STATE OF Illinois OCOUNTY OF DuPage I, the undersigned, a Notary Public in and, for said Councy in the State aforesaid, do hereby certify that Staci Rhoads Attorney in Fact for Federal National Mortgage Association, 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. **FOUNDE MOR A K A Given under my hand and notarial seal, this Notary Public Notary Public Notary Public My commission expires: #-15-1#1 Exempt under the provisions of Section 4, of the Real Estate Train fer Act Date Agent. | 0, | By: A | (Staci Rhoads |
| I, the undersigned, a Notary Public in and for said County in the State aforesaid, do hereby certify that Staci Rhoads Attorney in Fact for Federal National Mortgage Association, 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. **FOUNDE MOR AKA Given under my hand and notarial seal, this Notary Public Notary Public Notary Public Notary Public Agent. | | | orney in Fact |
| I, the undersigned, a Notary Public in and for said Councy in the State aforesaid, do hereby certify that Staci Rhoads Attorney in Fact for Federal National Workgage Association, 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 hir her/their free and voluntary act, for the uses and purposes therein set forth. **FOUNDIE MOR AKA* Given under my hand and notarial seal, this Notary Public My commission expires: "-15-14" Exempt under the provisions of Section 4, of the Real Estate Transfer Act Date Agent. | | τ_{\circ} | |
| I, the undersigned, a Notary Public in and for said Councy in the State aforesaid, do hereby certify that Staci Rhoads Attorney in Fact for Federal National Mortgage Association, 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 ner/their free and voluntary act, for the uses and purposes therein set forth. **FOUNDE MOR A K A Given under my hand and notarial seal, this Notary Public My commission expires: "1-11-1" Exempt under the provisions of Section 4, of the Real Estate Transfer Act Date Agent. | • | | |
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