

# UNOFFICIAL COPY

**PREPARED BY:**

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

**MAIL TAX BILL TO:**

Armando Aguirre  
6024 S. Rhodes  
Chicago, IL 60637



Doc#: 1409842079 Fee: \$40.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 04/08/2014 01:45 PM Pg: 1 of 2

**MAIL RECORDED DEED TO:**

Joseph Talarico  
15000 S. Cicero  
Dak Forest, IL  
60452

130297342654

1/1

## SPECIAL WARRANTY DEED

THE GRANTOR, Fannie Mae A/K/A Federal National Mortgage Association, of PO Box 650043 Dallas, TX 75265-0043, a corporation organized and existing under the laws of 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) Armando Aguirre, *an unmarried man* of , all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

LOTS 40 AND 41 IN BLOCK 3 IN JOHN J. MITCHELL'S SOUTH PARK SUBDIVISION OF BLOCKS 9, 10, AND 11 IN MAHER'S SUBDIVISION OF THE SOUTHEAST QUARTER OF SECTION 15, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 20-15-403-024-0000  
PROPERTY ADDRESS: 6024 S. Rhodes Avenue, Chicago, IL 60637

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.  
100 Wacker Dr., STE 2400  
Chicago, IL 60601-4650  
Trusts Department

REAL ESTATE TRANSFER		03/21/2014
	COOK	\$57.50
	ILLINOIS:	\$115.00
	TOTAL:	\$172.50
20-15-403-024-0000   20140301604196   YNJSHG		

REAL ESTATE TRANSFER		03/21/2014
	CHICAGO:	\$862.50
	CTA:	\$345.00
	TOTAL:	\$1,207.50
20-15-403-024-0000   20140301604196   3M8EMG		

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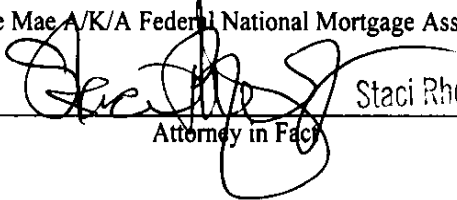
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Special Warranty Deed - *Continued*

MAR 05 2014


Dated this \_\_\_\_\_

Fannie Mae A/K/A Federal National Mortgage Association

By:  Staci Rhoads  
Attorney in Fact

STATE OF Illinois )  
 ) SS.  
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 Fannie Mae A/K/A 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.

Given under my hand and notarial seal, this MAR 05 2014  
  
Notary Public  
My commission expires: 4-19-14

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

