


# UNOFFICIAL COPY





Doc#: 1411129012 Fee: \$44.00  
 RHSP Fee: \$9.00 RPRF Fee: \$1.00  
 Affidavit Fee: \$2.00  
 Karen A. Yarbrough  
 Cook County Recorder of Deeds  
 Date: 04/21/2014 10:22 AM Pg: 1 of 4

FIRST AMERICAN TITLE  
 FILE # 2477306  
 112

SPECIAL WARRANTY DEED  
 REO CASE No: C130G64

REAL ESTATE TRANSFER 04/17/2014  
  
 CHICAGO: \$656.25  
 CTA: \$0.00  
 TOTAL: \$656.25

11-31-201-081-1016 | 20140301603938 | CVKZEH

REAL ESTATE TRANSFER 04/17/2014  
   
 COOK \$0.00  
 ILLINOIS \$0.00  
 TOTAL: \$0.00

11-31-201-081-1016 | 20140301603938 | KZMT3F

This Deed is from **Fannie Mae** a/k/a **Federal National Mortgage Association** a Corporation organized and existing under the laws of the United States, P.O. Box 650043, Dallas, TX 75265-0043, ("Grantor"), **Sankara Samudrala**, ("Grantee").

For value received, Grantor hereby grants, remises, aliens and conveys unto Grantee, and to Grantee's heirs and assigns forever, but without recourse, representation or warranty, except as expressed herein, all of Grantor's right, title and interest in and to that certain tract or parcel of land situated in the County of Cook, State of Illinois, described as follows (the "Premises"):

**1819 W Touhy Ave #2, Chicago, IL 60626**

**PIN#11-31-201-081-1016**

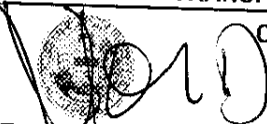
**Subject to:** Taxes for year 2013 and subsequent years

**See Legal Description attached hereto and made a part hereof**




And Grantor, for itself and its successors does covenant, promise and agree, to and with Grantee, Grantee's heirs and assigns, that Grantor has not done or suffered to be done anything whereby the Premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that Grantor will warrant and forever defend title to the Premises, against all persons lawfully claiming or who may claim the same, by, through or under Grantor but not otherwise.

Grantor is exempt from all taxation imposed by any state, county, municipality, or local taxing authority, except for real property taxes. Thus, **Grantor is exempt from any and all transfer taxes.**

See, 12 U.S.C. 1723a (c) (2).

REAL ESTATE TRANSFER 03/27/2014  
  
 CHICAGO: \$0.00  
 CTA: \$0.00  
 TOTAL: \$0.00

11-31-201-081-1016 | 20140301603938 | VPNU16

REAL ESTATE TRANSFER 03/27/2014  
    
 COOK \$0.00  
 ILLINOIS \$0.00  
 TOTAL: \$0.00

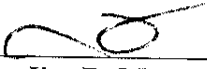
11-31-201-081-1016 | 20140301603938 | 0D9YU7

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March 19, 2014


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Fannie Mae a/k/a Federal National Mortgage Association

  
By **Jim DeMars**, Fisher and Shapiro, LLC  
Its Attorney in Fact

STATE OF Illinois )  
 ) SS  
COUNTY OF Cook )

I, **Anne Roberson**, a Notary Public in and for the County in the State aforesaid, do hereby certify that **Jim DeMars**, personally known to me to be the same person whose name is subscribed in the foregoing instrument, appeared before me this day in person and acknowledged that he/she signed the said instrument for the uses and purposes therein set forth. Given under my hand and official seal this March 19, 2014

  
Notary Public

Mail Recorded Deed and  
Future Tax Bills to:  
Sankara Samudrala and Phani  
Samudrala  
1819 W Touhy Ave #2  
Chicago, IL 60626



This document was prepared by:  
Fisher and Shapiro, LLC  
200 N. LaSalle Street, Suite 2840  
Chicago, IL 60601

EXEMPT FROM RECORDATION OF DEEDS BY SECTION 17-110(b),  
ILLINOIS REAL ESTATE TRANSFER ACT  
3/19/14 DATE BUYER, SELLER, OR REPRESENTATIVE

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## LEGAL DESCRIPTION

UNIT 1819-2 IN THE TOUHY COURT CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 3 (EXCEPT THE EAST 16 2/3 FEET THEREOF) AND ALL OF LOT 4, AND THE EAST 16 2/3 FEET OF LOT 5 IN BLOCK 8 IN ROGERS PARK, A SUBDIVISION OF THE NORTH EAST 1/4 AND THAT PART OF THE NORTH WEST 1/4 LYING EAST OF RIDGE ROAD OF SECTION 31, AND ALSO THE WEST 1/2 OF THE NORTH WEST 1/4 OF SECTION 32, AND ALSO ALL OF THE SECTION 30 LYING SOUTH OF THE INDIAN BOUNDARY LINE ALL IN TOWNSHIP 41 AND 42 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION RECORDED AS DOCUMENT NUMBER 0418331013 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

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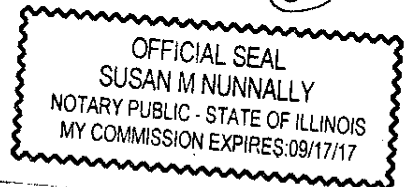
## STATEMENT BY GRANTOR AND GRANTEE

The Grantor or his agent affirms that, to the best of his knowledge, the name of the Grantee shown on the Deed of Assignment of Beneficial Interest in 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 March 21, 2014

Signature: *A. Marie Zepke*  
Grantor or Agent

Subscribed and sworn to before me  
By the said agent  
This 21 day of March, 2014  
Notary Public *Susan M Nunnally*

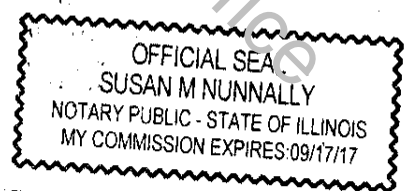


The Grantee or his Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 March 21, 2014

Signature: *A. Marie Zepke*  
Grantee or Agent

Subscribed and sworn to before me  
By the said agent  
This 21 day of March, 2014  
Notary Public *Susan M Nunnally*



Note: Any person who knowingly submits a false statement concerning the identity of 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.)