## **UNOFFICIAL COPY**

PREPARED BY:

Codilis Associates, P.C.

Tammy A. Geiss, Esq.

15W030 N. Frontage Rd.

Burr Ridge, IL 60527

**MAIL TAX BILL TO:** 

Reed Hushka and Urisara Puttamasattavasonti

210 S. Des Plaines St.

Chicago, IL 60661-

MAIL RECORDED DEED TO:

Gaines & Puljic

10 S. LaSalle Street Suite 3500

Chicago, IL 60603-1025



Doc#: 1413342008 Fee: \$40.00

RHSP Fee:\$9.00 RPRF Fee: \$1.00

Karen A. Yarbrough

Cook County Recorder of Deeds

Date: 05/13/2014 08:33 AM Pg: 1 of 2

## SPECIAL WARRANTY DEED

THE GRANTOR, Fannie Mae A/K/A I cleral National Mortgage Association, of P.O. Box 650043 Dallas, TX 75265-0043, a corporation organized and existing under the laws of 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) Reed Hushka and Urisara Puttamasattayasonti, Maska and Urisara Andrea and Urisara

DUPLEX UNIT EAST AND P.S. 2 TOGETHER WITH ITS UND VIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN ARTESIAN SQUARE CONDOMINIUM, AS DELINE TED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 0628439053, IN THE NORTH AST 1/4 OF THE NORTHEAST 1/4 OF SECTION 1, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL METUDIAN, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 16-01-214-061-1001 & 16-01-214-061-1005 PROPERTY ADDRESS: 1458 N. Artesian Avenue Unit East, Chicago, IL 60622

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 granter, subject to: general real estate taxes not yet due or payable, any special assessments not yet due or payable; building building had use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances, easements for public utilities; dramage 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 \$400,200.00 FOR A PERIOD OF 3 MONTHS 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 \$400,200.00 FOR A PERIOD OF 3 MONTHS 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.

ATGF, INC.

Special Warranty Deal: Page

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1413342008D Page: 2 of 2

## **UNOFFICIAL COPY**

Special Wafranty Deed - Continued

Dated this				
Fannie Mae A/K/A Federal National Mortgage Association  By:  Attorney in Fact  Jennifer Hayes  I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that  Jennifer Hayes  Attorney in Fac for Fannie Mae A/K/A Federal National Mortgage Association, personally known to me to be the same person(s) whose name(s) is fare subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, seared and delivered the said instrument, as his/her/then free and voluntary act, for the uses and purposes therein set forth.				
Give	n under my hand and notarra syal, this	Notary Public   1		
REAL ESTATE TRANSFER 04/3	20/2014	My commission expires: 12/14/15		
	50/2014	OSEICIAL OF AL		
	501,25	CFFICIAL SEAL ANNA MARIE DUDEN		
	000.50	NOTARY PUBLIC - STATE OF ILLINOIS		
	501.75	MY COMMISSION FOR RES:12/12/15		
16-01-214-061-1001   20140401607595   2W	VYVZ	······································		

REAL ESTATE TRA	04/30/2014	
	соок	\$166.75
	ILLINOIS:	\$333.50
	TOTAL:	\$500.25

16-01-214-061-1001 | 20140401607595 | DLWXH5