

UNOFFICIAL COPY



FIRST AMERICAN TITLE
FILE # 2553591

113

Doc#: 1419818018 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/17/2014 08:57 AM Pg: 1 of 3

MAIL TO:

Stephen Downs & Sarah Muratore
6976 N. Ridge Blvd #2
Chicago IL 60645

SPECIAL WARRANTY DEED
(CORPORATION TO INDIVIDUAL)
ILLINOIS

THIS INDENTURE, made this 19 day of June, 2014, between **Federal Home Loan Mortgage Corporation**, a corporation created and existing under and by virtue of the laws of the State of TX and duly authorized to transact business in the State of ILLINOIS, party of the first part and **Stephen Downs and Sarah Muratore**, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of \$10.00 (Ten dollars and no/100s) in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to their heirs and assigns. FOREVER, all the following described real estate, situated in the County of Cook and the State of Illinois known and described as follows, to wit: * husband and wife, not as tenants in common, nor as joint tenants, but as tenants by the entirety, husband and wife
SEE ATTACHED EXHIBIT A

SUBJECT TO ANY AND ALL COVENANTS, CONDITIONS, EASEMENTS, RESTRICTIONS AND ANY OTHER MATTERS OF RECORD.

Together with all and singular the hereditament and appurtenances thereunder belonging, or in otherwise appertaining, and the reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditament and appurtenances: TO HAVE AND HOLD the said premises as above described, with the appurtenances, unto the part of the second part, their heirs and assigns forever.

The Grantor promises or covenants to defend title to the property from and against all lawful claims and demands of all persons claiming by, through or under Grantor and none other.

PERMANENT REAL ESTATE INDEX NUMBER(S): **11-31-116-051-1003/1005**
PROPERTY ADDRESS(ES): **6976 North Ridge Boulevard #2, Chicago, IL, 60645**

IN WITNESS WHEREOF, said party of the first part has caused by its Attorney in Fact, the day and year first above written.

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Federal Home Loan Mortgage Corporation

Katherine G. File
By Pierce & Associates, P.C. as
Attorney in Fact
Katherine G. File

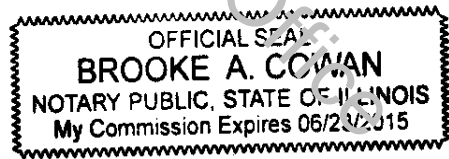
STATE OF Ill)
COUNTY OF COOK) SS

I, **Brooke A. Cowan**, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **Katherine G. File**, personally known to me to be the Attorney in Fact for Federal Home Loan Mortgage Corporation, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as the Attorney in Fact, (s)he signed and delivered the said instrument their free and voluntary act, and as the free and voluntary act and deed for the uses and purposes therein set forth.

SIGNED OR ATTESTED BEFORE ME this 19 day of June, 2014.

Brooke A. Cowan
NOTARY PUBLIC

My commission expires: 6/23/15



This Instrument was prepared by
PIERCE & ASSOCIATES, P.C.,
1 North Dearborn, Suite 1300, Chicago, IL 60602
By: Jacqueline Konaszewski

PLEASE SEND SUBSEQUENT TAX BILLS TO:
Same as mail to

REAL ESTATE TRANSFER TAX	09-Jul-2014
CHICAGO:	1,702.50
CTA:	681.00
TOTAL:	2,383.50

11-31-116-051-1003 | 20140601604740 | 0-256-778-368

REAL ESTATE TRANSFER TAX	09-Jul-2014
COUNTY:	113.50
ILLINOIS:	227.00
TOTAL:	340.50

11-31-116-051-1003 | 20140601604740 | 0-295-575-680

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EXHIBIT A

UNIT NOS. 6976-2 AND P-1, IN WESTRIDGE TERRACE CONDOMINIUM, TOGETHER WITH THE EXCLUSIVE USE OF LIMITED COMMON ELEMENT PARKING SPACE LCE-4, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOT 8 (EXCEPT THE EASTERLY 7 FEET TAKEN FOR STREET) IN BLOCK 1 IN KEENEY'S ADDITION TO ROGERS PARK, BEING A SUBDIVISION OF 55.487 ACRES NORTH AND ADJOINING THE SOUTH 45.63 ACRES OF THAT PART OF THE NORTHWEST QUARTER OF SECTION 31, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH LIES WEST OF RIDGE ROAD, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED MARCH 19, 2003, AS DOCUMENT NO. 0030379089, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

Commonly Known As: **6976 North Ridge Boulevard #2, Chicago, IL 60645**

Property of Cook County Clerk's Office