

SPECIAL WARRANTY DEED

UNOFFICIAL COPY



THE GRANTOR, Fannie Mae AKA Federal National Mortgage Association

Doc#: 1423401002 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/22/2014 10:00 AM Pg: 1 of 3

A corporation created and existing by virtue of the laws of the State of USA, for and in consideration of Ten Dollars (\$10.00), in hand paid, and pursuant to authority of said corporation, does, on this 18th day of July, 2014, REMISE, ALIEN AND CONVEY TO THE GRANTEE,

Isidro B. Sanchez, 5837 S. Francisco, Chicago, IL 60629

The following described real estate situated in the County of Cook and State of Illinois, to wit: LEGAL DESCRIPTION ATTACHED

TO HAVE AND TO HOLD the said premises with all appurtenances thereunto belonging. The GRANTOR does covenant that it has not done or suffered to be done anything whereby the said premises hereby granted are, or may be, in any manner incumbered, or charged, except as herein recited, and that said premises, against all persons lawfully claiming, or to claim the same, by through, or under it, WILL WARRANT AND DEFEND, subject to:

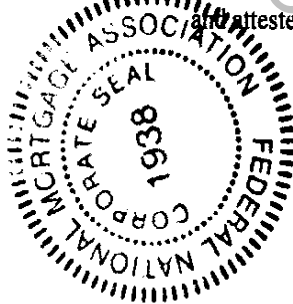
PERMANENT REAL ESTATE NUMBER: 19-12-312-006-0000

ADDRESS OF REAL ESTATE 5217 S. Sacramento Avenue, Chicago, IL 60632

IN WITNESS WHEREOF, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its and attested by its the day and year written above.

Fannie Mae AKA Federal National Mortgage Association

KAREN A. YARBROUGH
ASST. VICE-PRESIDENT



STATE OF TEXAS
COUNTY OF DALLAS

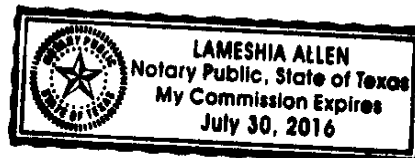
I, Lameshia Allen, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that LAMESHIA ALLEN INBY personally known to be ASST VICE PRESIDENT of Fannie Mae AKA Federal National Mortgage Association, and personally known by me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and signed and delivered the said instrument and caused the corporate seal of the aforesaid corporation to be affixed thereto, pursuant to authority given by said corporation, as his/her free and voluntary act, and as the free and voluntary act and deed of said corporation.

Given under my hand and official seal, this 18 day of July, 2014

Commission expires , 20

L. Allen
NOTARY PUBLIC

This instrument was prepared by STUART M. KESSLER, P.C., 3255 N. Arlington Heights Road, Suite 505, Arlington Heights, IL 60004



BOX 333-CD

Handwritten notations: S, P, N, SC, INT, Y, 13, V, CG

ST 5145538-TD -AH
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LEGAL DESCRIPTION



LOT 34 IN EVAN'S RESUBDIVISION OF BLOCK 5 IN W. H. PHARE'S SUBDIVISION OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 12, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 7, 1913 AS DOCUMENT 5240544, IN COOK COUNTY, ILLINOIS.

5217 S. Sacramento Avenue
Chicago, IL 60632

EXEMPT UNDER PROVISIONS OF
PARAGRAPH 0 SECTION 4,
REAL ESTATE TRANSFER ACT.
7-25-14
Date Buyer, Seller or Representative

REAL ESTATE TRANSFER TAX		30-Jul-2014
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00

19-12-312-006-0000 | 20140701613745 | 0-679-070-400

REAL ESTATE TRANSFER TAX		30-Jul-2014
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

19-12-312-006-0000 | 20140701613745 | 1-102-596-224

Mail to:

Send Subsequent Tax Bills To:

Nery & Richardson LLC
4258 W. 63rd St.
Chicago, IL 60629

Isidro B. Sanchez
5834 S. Francisco
Chicago, IL 60629

STATEMENT BY GRANTOR AND GRANTEE

UNOFFICIAL COPY

The grantor or his agent affirms that, to the best of his knowledge, 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 and hold title to real estate under the laws of the State of Illinois.

Dated 7-25, 2014 Signature: [Signature]
Grantor or Agent

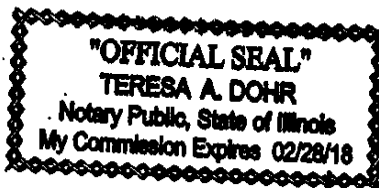
Subscribed and sworn to before me by the

said Grantor

this 25th day of July

2014

[Signature]
Notary Public



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 and hold title to real estate under the laws of the State of Illinois.

Dated 7-25-2014 Signature: [Signature]
Grantee or Agent

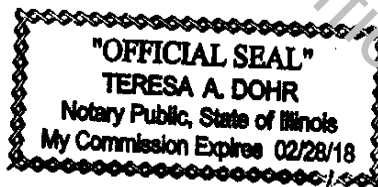
Subscribed and sworn to before me by the

said grantee

this 25th day of July

2014

[Signature]
Notary Public



NOTE: Any person who knowingly submits a false statement concerning the identity of a 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.]