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Doc#: 1425544093 Fee: \$42.00 RHSP Fee: \$9.00 RPRF Fee: \$1.00

Karen A.Yarbrough

Cook County Recorder of Deeds Date: 09/12/2014 04:13 PM Pg: 1 of 3

Commitment Number: 3271917 Seller's Loan Number: 4006179588

This instrument prepared by: Ross M. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law, 3805, Edwards Road, Suite 550, Cincinnati, Ohio 45209 (513) 247-9605.

After Recording Return To: ServiceLink, LLC 1400 Cherrington Parkway Moon Township, PA 15108

Mail Tax Statements To: LAMAR II, INC: 6726 PHODE ISLAND AVENUE HAMMOND, IN 46323

PROPERTY APPRAISAL (TAX/APN) PARCEI IDENTIFICATION NUMBER 21-30-307-026-1005

SPECIAL WARRANTY DEED

FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION, whose mailing address is P.O. Box 650043, Dallas, TX 75265-0043, hereinafter grantor, for \$30,750.00 (Thirty Thousand Seven Hundred Fifty Dollars and Zero Cents) in consideration paid, grants with covenants of special warranty to LAMAR II, INC, hereinafter grantee, whose tax mailing address is 6726 RHODE ISLAND AVENUE HAMMOND, IN 46323, the following real property:

SITUATED in the County of Cook, State of Illinois described as: PARCEL 1: Unit Number 7610-2 in The 7608-10 Condominium Association, as delineated on a survey of the following described tract of land: Lot 3 and the South 23 feet of Lot 2 in Block 6 in South Shore Park Subdivision of the West 1/2 of the Southwest 1/4 of Section 30, Township 38 North, Range 15 East of the Third Principal Meridian, in Cook County, Illinois. Which survey is attached as Exhibit "B" to the Declaration of Condominium recorded as Document Number 0831134052; together with its undivided percentage interest in the

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Common Elements in Cook County, Illinois. PARCEL 2: The exclusive right to the use of Parking Space P-5, a Limited Common Element, as delineated on the survey attached as Exhibit "B" to the aforesaid Declaration, as amended from time to time, in Cook County, Illinois. Commonly known as 7610 South Phillips Avenue, Unit 2 & P-5, Chicago, IL 60649.

Property Address is: 7610 S PHILLIPS AVE #2 CHICAGO, IL 60649

Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the seller acquired title.

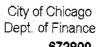
The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinarces and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants is possession,

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantee forever

Prior instrument reference: 1231922083

GRANTEE HEREIN SHALL BE PRCHIPITED FROM CONVEYING CAPTIONED PROPERTY FOR A SALES PRICE OF GREATER THAN \$36,900.00 FOR A PERIOD OF 3 MONTH(S) 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 \$36,900.00 FOR A PERIOD OF 3 MONTH(S) 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 TAUST.



672900

8/19/2014 14:28 dr00198



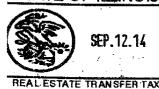
Real Estate Transfer Stamp_

\$325.50

Batch 8,659,981

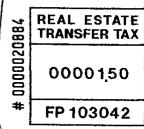
STATE OF ILLINOIS

DEPARTMENT OF REVENUE









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UNOFFICIAL COPY Executed by the undersigned on ________, 2014:

FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION

Davida titi ba		,		
By: ServiceLink, a Divi	sion of Chicago	Title Insuranc	e Company, its A	Attorney In Fact
By: WY/ LIVEL (1	a William	0 10		
Name: _	Kimberly A	A. Amai	····	
Title:	AUP			
^			····	
A Power of Attorney rela Document Number: Doc#	ting to the abov #1129747007.	e described prop	erty was recorded	d on 10/24/2011 at
STATE OF Pennsylvar	ila			
COUNTY OF ALLEG				
ACKNOWLEDGED AN 2014, by Kimberly A Title Insurance Compa NATIONAL MORTGA with full authority to act shown deposes and says that he/s aforementioned corporati executed, acknowledged voluntarily executed und him/her power of attorney COMMONWEALTH OF PENNS Notarial Seal Mary M. Goddard, Notary F Hopewell Twp., Beaver Com My Commission Expires Sept. MENSER, PENNSYLVANIA ASSOCIATION COMMISSION EXPIRED MENSER, PENNSYLVANIA ASSOCIATION COMMISSION EXPIRED TITLE TO THE PENNSYLVANIA ASSOCIATION COMMISSION EXPIRED MENSER, PENNSYLVANIA ASSOCIATION COMMISSION EXPIRED MENSER PENNSYLVANIA ASSOCIATION COMMISSION EXPIRED MEN	Arnet ny as the Atla GE ASSOCIA for said corpo as ider she has the full on and acknow and recorded er and by virta MUVANIA	retion in this transition who binding legal autiledge said avance as set forth a set of the author	ServiceLink, A or FANNIE MAI opearing on behalt ansaction, who is after being by thority to sign this rity is contained above, and that ity given by said	Division of Chicago E A/K/A FEDERAL alf of said corporation, s known to me or has me first duly sworn, s deed on behalf of the in an instrument duly
MUNICIPAL TRANSFI (If Required)			Y/ILLINOIS TR	CANSFER STAMP
EXEMPT under provision	s of Paragraph_	Section	31-45. Property 7	Tay Code
Date:			- · · · · · · · · · · · · · · · · · · ·	rux couç,
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Buyer, Seller or Representa	ative	HEALESTA	OK COUNTY TE TRANSACTION TAX	REAL ESTATE TRANSFER TAX
		COUNTY TAX	SEP.12.14	00014,00
		REVENU	FSTAMP	# FP 103042