

UNOFFICIAL COPY

PREPARED BY:

Codilis & Associates, P.C.
Brian P. Tracy, Esq.
15W030 N. Frontage Rd.
Burr Ridge, IL 60527



Doc#: 1433934050 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 12/05/2014 11:13 AM Pg: 1 of 2

MAIL TAX BILL TO:

Hugo Gomez and Albert Gomez
3718 S. Grove Avenue
Berwyn, IL 60402

MAIL RECORDED DEED TO:

Robert Cheely
6446 W. Cermak Road
Berwyn, IL 60402-2333

140097346665

SPECIAL WARRANTY DEED

47

THE GRANTOR, Fannie Mae A/K/A Federal 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) Hugo Gomez and Albert Gomez, Not as tenants in common but as Joint Tenants of 8157 Ogden Ave., Apt. 7 Lyons, IL 60534, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

THE SOUTH 35 FEET OF THE NORTH 77 FEET OF LOT 12 IN BLOCK 51, IN THE SUBDIVISION OF BLOCKS 45 AND 47 TO 52 IN CIRCUIT COURT PARTITION IN SECTION 31, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN. IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 16-31-322-020-0000
PROPERTY ADDRESS: 3718 S. Grove Avenue, Berwyn, IL 60402

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 grantor, subject to: general real estate taxes not yet due or payable, any special assessments not yet due or payable; building, building line and use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances, easements for public utilities; drainage ditches, feeders and drain tile, pipe or other conduit and all other matters of record affecting the property.

Attorneys' Title Guaranty Fund, Inc.
1 S. Wacker Dr., STE 2400
Chicago, IL 60606-4650
Attn: Search Department

REAL ESTATE TRANSFER TAX 04-Dec-2014

		COUNTY:	80.00
		ILLINOIS:	160.00
		TOTAL:	240.00

16-31-322-020-0000 | 20141101646137 | 2-129-293-952

Ms.
THE CITY OF
BERWYN, IL
1,600.00
COLLECTOR'S OFFICE
12/26/2014



REAL ESTATE
TRANSFER TAX

UNOFFICIAL COPY

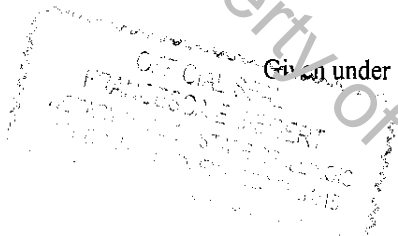
Special Warranty Deed - *Continued*

Fannie Mae A/K/A Federal National Mortgage Association

By: *Matthew J. Rosenberg* Matthew J. Rosenberg
Codilis & Associates, P.C., its Attorney in Fact

~~OCT 6 7 2014~~
STATE OF IL)
COUNTY OF DuPage) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Matthew J. Rosenberg Attorney in Fact for Fannie Mae A/K/A Federal National Mortgage Association, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument, as his/her/their free and voluntary act, for the uses and purposes therein set forth.



Given under my hand and notarial seal, this

Chris J. [Signature] OCT 6 7 2014
Notary Public
My commission expires: 8/31/15

Exempt under the provisions of _____
Section 4, of the Real Estate Transfer Act _____ Date _____
Agent.

Property of Cook County Clerk's Office