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PREPARED BY:

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



Doc#: 1433934056 Fee: \$40.00
RHSP Fee:\$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 12/05/2014 11:29 AM Pg: 1 of 2

MAIL TAX BILL TO:

Juan C. Prado and Karla Y. Prado
2539 N. Menard Avenue
Chicago, IL 60639

MAIL RECORDED DEED TO:

Vincent Giuliano
7222 W. Cermak Road, Suite 701
North Riverside, IL 60546

SPECIAL WARRANTY DEED

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 GRANTEES:

Juan C. Prado and Karla Y. Prado, not as Tenants in Common but as Joint Tenants
of 2511 North Parkside Avenue Chicago, IL 60639,

all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

LOTS 14 IN DEMICHELE, DEMATTES AND WINSTON'S ADDITION TO FULLERTON CENTRAL MANOR, A SUBDIVISION OF PART OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 13-29-421-027-0000

PROPERTY ADDRESS: 2539 N. Menard Avenue, Chicago, IL 60639

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.

REAL ESTATE TRANSFER TAX

04-Dec-2014



COUNTY: 66.25
ILLINOIS: 132.50
TOTAL: 198.75

13-29-421-027-0000 | 20141101647690 | 1-443-525-248

Attorney's Title Guaranty Fund, Inc.

1 S Wabash St STE 2400

Chicago, IL 60606-4650

Attn: Search Department

REAL ESTATE TRANSFER TAX

04-Dec-2014



CHICAGO: 993.75
CTA: 397.50
TOTAL: 1,391.25

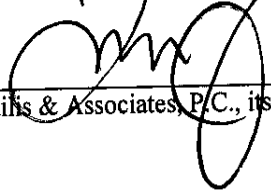
13-29-421-027-0000 | 20141101647690 | 1-222-816-384

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Special Warranty Deed - *Continued*

Dated this 07/17/14

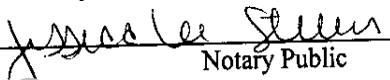
Fannie Mae A/K/A Federal National Mortgage Association

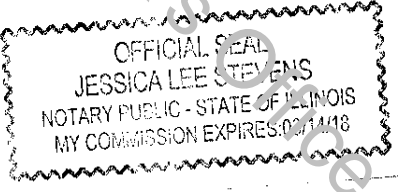
By:  Brian Tracy
Codins & Associates, P.C., its Attorney in Fact

STATE OF ILLINOIS)
) SS.
COUNTY OF DU PAGE)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Brian Tracy 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 07/17/14


Notary Public
My commission expires: 3/14/18



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