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WNW507255 AH PP 1813 SPECIAL WARRANTY DEED D REO CASE No: C140583



Doc#: 1502804028 Fee: \$42.00 RHSP Fee: \$9.00 RPRF Fee: \$1.00

Karen A. Yarbrough

Cook County Recorder of Deeds
Date: 01/28/2015 11:00 AM Pg: 1 of 3

This Deed is from Fannie Mae a/k/s. Federal National Mortgage Association a Corporation organized and existing under the laws of the United States, P.O. Box 650043, Dallas, TX 75265-0043, ("Grantor"), Mary Colleen Murphy, ("Grantee").

For value received, Grantor hereby grants, remises, aliens and conveys unto Grantee, and to Grantee's heirs and assigns forever, but without recourse, representation or warranty, except as expressed herein, all of Grantor's right, title and interest in and to that certain tract or parcel of land situated in the County of Cook, State of Illinois, described as follows (the "Premices"):

32 6th Ave Unit 3H, La Grange, IL 60525 PIN#18-04-214-037-1028

1000 M

Subject to: Taxes for year 2013 and subsequent years

See Legal Description attached hereto and made a part hereof

And Grantor, for itself and its successors does covenant, promise and agree, to ind with Grantee, Grantee's heirs and assigns, that Grantor has not done or suffered to be done anything whereby the Premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that Grantor will warrant and forever defend title to the Premises, against all persons lawfully claiming or who may claim the same, by, through or under Grantor but not otherwise.

Grantor is exempt from all taxation imposed by any state, county, municipality, or local taxing authority, except for real property taxes. Thus, Grantor is exempt from any and all transfer taxes. See, 12 U.S.C. 1723a (c) (2).

EXEMPT UNDER THE PROVISIONS OF PARAGRAPH 4 B OF THE REAL ESTATE TRANSFER TAX ACT DATE 1 22 15

SCX INT

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1502804028D Page: 2 of 3

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January 20, 2015

	Fannie Mae a/k/a Federal National Mortgage Association		
/	By Joseph M. Herbas, Shapiro Kreisman & Associates, LLC		
	Its Attorney in Fact Joseph M. Herbas		

STATE OF Illinois)
70-) SS
COUNTY OF Cook)

I, Anne Roberson, a Notary Public in and for the County in the State aforesaid, do hereby certify that Joseph M. He. bas personally known to me to be the same person whose name is subscribed in the foregoing instrument, appeared before me this day in person and acknowledged that he/she signed the said instrument for the uses and purposes therein set forth. Given under my hand and official sea this January 20, 2015

Mail Recorded Deed and Future Tax Bills to: Mary Colleen Murphy 32 6th Ave Unit 311 APT 3 H La Grange, IL 6052(

This document was prepared by: Shapiro Kreisman & Associates, LLC 200 N. LaSalle Street, Suite 2840 Chicago, IL 60601

"OFFICIAL SE # ANNE E ROBERSON NOTARY PUBLIC, STATE OF ILLINOIS My Commission Expires Jul. 17, 201

REAL ESTATE TRANSFER TAX

COUNTY: ILLINOIS: TOTAL:

22-Jan-2015 0.00 0.00 000

18-04-214-037-1028 20150101658411 1-619-662-464

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LEGAL DESCRIPTION

UNIT 32-3H IN LAGRANGE COURT CONDOMINIUMS AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: LOTS 6, 7 AND 8 (EXCEPT THE WEST 5 FEET OF SAID LOTS CONDEMNED FOR ALLEY) IN BLOCK 2 IN LEITER'S ADDITION TO LAGRANGE IN THE NORTH EAST 1/4 OF SECTION 4, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, HEREINAFTER REFERRED TO AS "PARCEL", WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM FOR LAGRANGE COURT CONDOMINIUMS RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS IN COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 93638772 TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS OF SAID PARCEL.

COOK COUNTY
COOK COUNTY
COOK COUNTY
PER OF DEEDS
RECORDER BY
SCANNER BY