

# UNOFFICIAL COPY

## SPECIAL WARRANTY DEED

THE GRANTOR, Fannie Mae AKA Federal National Mortgage Association



Doc#: 1506408268 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 03/05/2015 03:13 PM 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 9th day of February, 2015, REMISE, ALIEN AND CONVEY TO THE GRANTEE,

Suraiya Baig, 20659 Abbey Drive, Frankfort, IL 60423

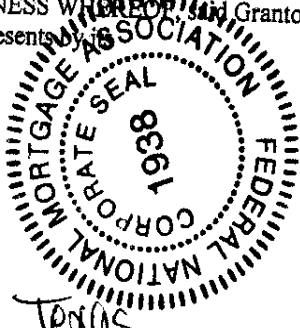
The following described real estate, situated in the County of Cook and State of Illinois, to wit:  
LEGAL DESCRIPTION ATTACHED

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: 28-34-212-012-0000

ADDRESS OF REAL ESTATE 4250 West 179th Street, Country Club Hills, IL 60478

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

**Gina Dennis**

Assistant 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 Gina Dennis personally known to be Assistant 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.

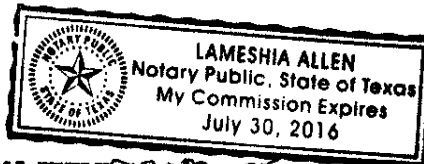
Given under my hand and official seal, this 9 day of February, 2015

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

NO. 15-043  
200



FIDELITY NATIONAL TITLE 53013735

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## LEGAL DESCRIPTION

LOT FIFTY NINE (59) IN J. E. MERRION'S COUNTRY CLUB HILLS UNIT NO. 12, A SUBDIVISION OF PART OF THE WEST HALF OF THE NORTHEAST QUARTER AND PART OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 34, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO PLAT THEREOF REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS, ON SEPTEMBER 30, 1970, AS DOCUMENT NUMBER 2523949, AND SURVEYOR'S CERTIFICATE OF CORRECTION THEREOF REGISTERED ON JANUARY 5, 1971, AS DOCUMENT NUMBER 2537447.

4250 West 17<sup>th</sup> Street  
Country Club Hills, IL 60478

Mail to:

Send Subsequent Tax Bills To:

Louis E. Siciliano Child

SURAIYA K. BAIG



2050 Ridge Road

20659 Abbey Drive

Hempwood, Illinois 60130

Frankfort, Illinois 60423

REAL ESTATE TRANSFER TAX

		27-Feb-2015
COUNTY:		0.00
ILLINOIS:		0.00
TOTAL:		0.00

28-34-212-012-0000 | 20150201661806 | 1-503-772-288

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## DEED RESTRICTION

GRANTEE HEREIN SHALL BE PROHIBITED FROM CONVEYING CAPTIONED PROPERTY FOR A SALES PRICE OF GREATER THAN \$48,000.00 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 \$48,000.00 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 TRUST.

4250 West 179<sup>th</sup> Street  
Country Club Hills, IL 60478

Property of Cook County Clerk's Office