

UNOFFICIAL COPY



Doc#: 1507729059 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 03/18/2015 02:55 PM Pg: 1 of 2

PREPARED BY:

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

MAIL TAX BILL TO:

Doroteo Pesina
2733 W. EVERGREEN
CHICAGO, IL 60622

MAIL RECORDED DEED TO:

DOROTEO PESINA
2733 W. EVERGREEN
CHICAGO, IL 60622

140297347098

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 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:

Doroteo Pesina,
of 2733 W Evergreen Chicago, IL 60622

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

LOT 8 IN BLOCK 4 IN BREWSTER'S SUBDIVISION OF THE NORTH 20 ACRES OF THE SOUTH 40 ACRES OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 15, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 16-15-223-015-0000

PROPERTY ADDRESS: 4019 W. Gladys Avenue, Chicago, IL 60624

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.

GRANTEE HEREIN SHALL BE PROHIBITED FROM CONVEYING CAPTIONED PROPERTY FOR A SALES PRICE OF GREATER THAN \$42,000 FOR A PERIOD OF 3 MONTHS 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 \$42,000 FOR A PERIOD OF 3 MONTHS FROM THE DATE OF THE RECORDING OF THIS DEED. THESE RESTRICTIONS SHALL RUN WITH THE LAND AND ARE NOT PERSONAL TO GRANTEE.

Attorneys' Title Guaranty Fund, Inc.

1111 North Dearborn Dr., Suite 2400

Chicago, IL 60608-4650

Attorney's Department

Special Warranty Deed: Page 1 of 2

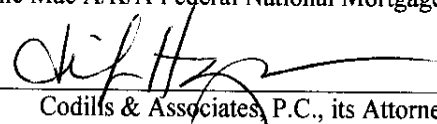
CCRD REVIEWER 124

UNOFFICIAL COPY

THIS RESTRICTION SHALL TERMINATE IMMEDIATELY UPON CONVEYANCE AT ANY FORECLOSURE SALE RELATED TO A MORTGAGE OR DEED OF TRUST.

Dated this MAR 1 1 2015

Fannie Mae A/K/A Federal National Mortgage Association

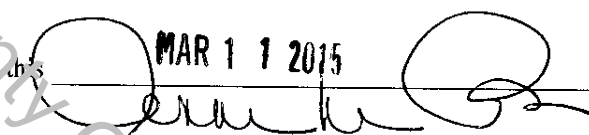
By: 
Codils & Associates, P.C., its Attorney in Fact



STATE OF Illinois)
) SS.
COUNTY OF DuPage)

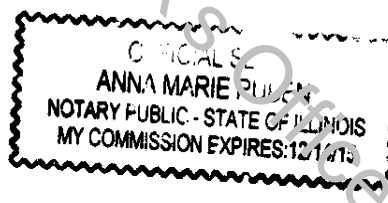
Jennifer Hayes


I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Jennifer Hayes 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

MAR 1 1 2015

Notary Public
My commission expires: 12/14/15

REAL ESTATE TRANSFER TAX		17-Mar-2015
	COUNTY:	17.50
	ILLINOIS:	35.00
	TOTAL:	52.50
16-15-223-015-0000 20150301668792 1-622-299-008		



REAL ESTATE TRANSFER TAX		17-Mar-2015
	CHICAGO:	262.50
	CTA:	105.00
	TOTAL:	367.50
16-15-223-015-0000 20150301668792 0-616-583-552		