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SPECIAL WARRANTY DEED

FIRST AMERICAN CORPORATION (Incorporation to Individual)
ORDER # 2090155 (Illinois)

Doc#: 1217335032 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 08/21/2012 11:15 AM Pg: 1 of 3



Doc#: 1510718014 Fee: \$46.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 04/17/2015 08:33 AM Pg: 1 of 5

THIS AGREEMENT, made this 1st day of June, 2012, between CITIMORTGAGE, INC, a corporation created and existing under and by virtue of the laws of the State of DE and duly authorized to transact business in the State of Illinois, as GRANTOR, and DIMA J. CHLIMON and JABER SHAKRO, 31 FILLMORE LN. STREAMWOOD, IL 60107, as GRANTEE(S), WITNESSETH, GRANTOR, for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration in hand paid by the GRANTEE(S), the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the GRANTEE(S), and to THEIR heirs and assigns, FOREVER, all the following described real estate, situated in the County of COOK and State of Illinois known and described as follows, to wit:

SEE EXHIBIT A

~~THE WEST 5 FEET OF LOT 16 AND ALL OF LOT 17 IN BLOCK 3 IN ROGERS PARK MANOR SUBDIVISION OF THE WEST 14 ACRES OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 (EXCEPT THE EAST 2 1/2 ACRES) IN SECTION 36, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM FOR 2755 WEST ESTES CONDOMINIUM EXECUTED BY LASALLE NATIONAL TRUST, N.A., AS TRUSTEE UNDER TRUST AGREEMENT DATED DECEMBER 27, 1957 AND KNOWN AS TRUST NUMBER 93228372 TOGETHER WITH ITS PERCENTAGE INTEREST IN THE COMMON ELEMENTS OF SAID PARCEL.~~

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anyway appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the GRANTOR, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises and above described, with the appurtenances, unto the GRANTEE(S), THEIR heirs and assigns forever.

And the GRANTOR, for itself, and its successors, does covenant, promise and agree, to and with the GRANTEE(S), THEIR heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged.

Permanent Real Estate Numbers: 10-36-208-062-1002

Address of the Real Estate: 7055 N. CALIFORNIA AVE, #2S. CHICAGO, IL 60645

Grantor covenants that it is seized and possessed of the said land and has a right to convey it and warrants the title against the lawful claims of all persons claiming by, through, and under it but not further otherwise.

BEING RE-RECORDED TO CORRECT THE LEGAL DESCRIPTION

S Y
P 3
S N
SC Y
INT ID

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Property of Cook County Clerk's Office

10-36-208-062-1002 | 20120801601259 | KKOINR6
 REAL ESTATE TRANSFER
 ILLINOIS: COOK
 TOTAL: \$106.50
 \$71.00
 \$35.50
 06/13/2012

10-36-208-062-1002 | 20120801601259 | BGNNEF
 REAL ESTATE TRANSFER
 CHICAGO: CTA
 TOTAL: \$532.50
 \$213.00
 \$745.50
 06/13/2012

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EXHIBIT A

LEGAL DESCRIPTION

Legal Description: UNIT 2S AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF THE REAL ESTATE: THE WEST 5 FEET OF LOT 16 AND ALL OF LOT 17 IN BLOCK 3 ROGERS PARK MANOR SUBDIVISION OF THE WEST 14 ACRES OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER (EXCEPT THE EAST 25 ACRES) IN SECTION 36, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM FOR 2755 WEST ESTES CONDOMINIUM EXECUTED BY LASALLE NATIONAL TRUST, N.A. AS TRUSTEE UNDER TRUST AGREEMENT DATED DECEMBER 27, 1957 AND KNOWN AS TRUST NUMBER 21067 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 93228372, TOGETHER WITH ITS PERCENTAGE INTEREST IN THE COMMON ELEMENTS OF SAID PARCEL.

Permanent Index #'s: 10-36-208-062-1002 Vol. 0503

Property Address: 7055 North California Avenue #2S, Chicago, Illinois 60645

Property of Cook County Clerk's Office

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IN WITNESS WHEREOF, said party of the first part has caused its name to be signed to these presents by its *J.D.*, and, if applicable, to be attested by its *J.D.*, the day and year first above written.

Authorized Signer of National
Default REO Services, a Delaware
Limited Liability Company dba
First American Asset Closing
Services ("FAACS"), as Attorney
in fact and/or agent

CITIMORTGAGE, INC BY FIRST AMERICAN ASSET
CLOSING SERVICES AS ITS ATTORNEY-IN-FACT

By *J.D.* **Jamey Davis**

Attest: *M.V.* **Mark Via**

STATE OF *Texas*)
COUNTY OF *Dallas*) ss.

I, **Nicole Dalrymple-Hall**, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that *J.D.* **Jamey Davis**, personally known to me to be the *J.D.* of FIRST AMERICAN ASSET CLOSING SERVICES, ATTORNEY-IN-FACT FOR CITIMORTGAGE, INC, a *New York* corporation, and *M.V.* **Mark Via**, personally known to me to be the *J.D.* of said corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and severally acknowledged that as such *J.D.* **Jamey Davis** and *M.V.* **Mark Via**, they signed and delivered the said instrument, pursuant to authority, given by the Board of Directors of said corporation as their free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this *1st* day of June, 2012.

Authorized Signer of National
Default REO Services, a Delaware
Limited Liability Company dba
First American Asset Closing
Services ("FAACS"), as Attorney
in fact and/or agent

Nicole Dalrymple-Hall
Notary Public



Commission Expires _____

MAIL TO: *DIMA J. CHLIMON* & *JABER SHAKIRO* SEND SUBSEQUENT TAX BILLS TO:

2055 N. California Avenue
Chicago, IL 60645 => *Same*

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[Handwritten scribbles]
Property of Cook County Clerk's Office

I CERTIFY THAT THIS
IS A TRUE AND CORRECT COPY

OF DOCUMENT # 1217335032

APR 15 15

[Signature]
RECORDER OF DEEDS COOK COUNTY