**UNOFFICIAL COP'** 

Doc#: 1514733029 Fee: \$40.00

RHSP Fee:\$9.00 RPRF Fee: \$1.00

Karen A. Yarbrough

Cook County Recorder of Deeds Date: 05/27/2015 10:37 AM 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:

Anna Motyka 10528 Ridge Cove Unit 32A Chicago Ridge, IL. 60415

#### MAIL RECORDED L'END TO:

Anna Motyka 10528 Ridge Cove Unit 32.A Chicago Ridge IL. 60415

## SPECIAL WARRANTY DEED

THE GRANTOR, Fannie Mae A/K/A Federai riational 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(S) Anna Motyka, of 9225 Homestead Lane Bric geview, IL 60455- , all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

UNIT 32 'A', IN RIDGE COVE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PART OF LOT 7 IN COUNTY CLERK'S DIVISION OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 AND OF LOT 2 IN THE SUBDIVISION OF THE NORTH 1/2 OF SECTION 18, TOWNSHIP 37 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO CERTAIN LOTS IN STONEY CREEK TERRACE, BEING A SUBDIVISION IN THE NORTHWEST 1/4 OF SECTION 18, TOWNSHIP 37 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 89247735 AND AS AMENDED FROM TIME TO TIME TOGETY. SR WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINGIS.

PERMANENT INDEX NUMBER: 24-18-101-108-1018

PROPERTY ADDRESS: 10528 Ridge Cove Drive Unit# 32A, Chicago Ridge, IL 60415

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			20-May-2015
		COUNTY:	35.00
		ILLINOIS:	70.00
		TOTAL:	105.00
24-18-101-108-1018   20150501685906			1_468_660_312

Arrangys' Tale Guaranty Fund, Inc. 1 Let Dr., STE 2400 ( ) IL 00605-4650 Special V Special Warranty Deed:

# UNOFFICIAL COPY

Special Warranty Deed - Continued

Dated this	
Dated this	<del>_</del>
	Fannie Mae A/K/A Federal National Mortgage Association
	By: Oefter
STATE OF Illinois )	Codilis & Associates, P.C., its Attorney in Fact
) SS.	Jennifer Hayos
COUNTY OF Dupage )	·
Jenniter hayes knowney in Fact for Fan	said County, in the State aforesaid, do hereby certify that inie Mae A/K/A Federal National Mortgage Association, personally
known to me to be the same person(s) whose name(s) is/are sul	bscribed to the foregoing instrument, appeared before me this day in livered the said instrument, as his/her/their free and voluntary act, for
the uses and purposes therein set forth.	
	(I/A) Provide Shift
Given under my hand are no	otarial seal this
	Notaty-Public
	My commission expires:
Exempt under the provisions of	* //
Section 4, of the Real Estate Transfer ActDate Agent.	- management of
	OFFICE SOLIS LINEIS
	NOT, V PUBLIC - STATI NY COMMISSION EXPIRES 35.05.05179
	& MY COMMITTEE OF THE PROPERTY
	/ 1