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

Doc#: 1515241030 **Fee:** \$40.00
RHSP Fee: \$9.00 **RPRF Fee:** \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/01/2015 10:01 AM Pg: 1 of 2

40797346830

MAIL TAX BILL TO: *DEED
Maria Del Rosario Castro and Maria M. Castro
3439 Ridgeland Ave #203
Berwyn IL 60402

Property of Cook County Clerk's Office

SPECIAL WARRANTY DEED

THE GRANTOR, Federal Home Loan Mortgage Corporation, of 5000 Plano Parkway Carrollton, TX 75010, a corporation organized and existing under the laws of The 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), Maria Del Rosario Castro and Maria M. Castro of , 5316 W 35th Street Cicero , IL 60804- , all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:



LEGAL DESCRIPTION: UNIT NO. 2-203, IN RIDGELAND CROSSING CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: PARTS OF LOTS 31 THROUGH 49, BOTH INCLUSIVE, IN BLOCK 16 IN WHITE & COLEMAN'S LAVERGNE SUBDIVISION OF LOTS 13 TO 28 IN CHEVIOT'S FIRST DIVISION IN THE NORTHWEST QUARTER OF SECTION 32, TOWNSHIP 34 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED FEBRUARY 14, 2006 AS DOCUMENT NUMBER 0604534002, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 16-32-130-072-1019
PROPERTY ADDRESS: 3439 Ridgeland Avenue #203, Berwyn, IL 60402

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.

Attorneys' Title Guaranty Fund, Inc.
1111 W. Center Dr., Suite 2400
Chicago, IL 60607-6350

THE CITY OF  REAL ESTATE
BERWYN, IL TRANSFER TAX
2015-20-15 \$ 715.00
COLLECTOR'S OFFICE

REAL ESTATE TRANSFER TAX		28-May-2015
	COUNTY:	35.75
	ILLINOIS:	71.50
	TOTAL:	107.25

Handwritten signatures and stamps on the right margin.

