

UNOFFICIAL COPY



1518210050

SPECIAL WARRANTY DEED
ILLINOIS STATUTORY
CORPORATION

Doc#: 1518210050 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/01/2015 03:52 PM Pg: 1 of 4

143

FIRST AMERICAN TITLE
ORDER # 2539760

Preparer File: REO IL 442421
FATIC No.:

THE GRANTOR, Fannie Mae A/K/A Federal National Mortgage Association, P.O. Box 650043, Dallas, Texas 75265-0043, a corporation created and existing under and by virtue of the laws of the State of TX and duly authorized to transact business in the state of IL, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration, in hand paid, and pursuant to authority given by the Board of Directors of said corporation, CONVEY(S) and WARRANT(S) to James F. Heinking II of 5 ILLINOIS A VE, SCHAUMBURG, IL. 60193 of the County of Cook, the following described Real Estate situated in the County of Cook in the State of IL, to wit:

See Exhibit "A" attached hereto and made a part hereof

SUBJECT TO:

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 the grantor.

Permanent Real Estate Index Number(s): 07-22-401-054-0000 Vol. 0187

Address(es) of Real Estate: 5 ILLINOIS A VE
Schaumburg, Illinois 60193

In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its Attorney In Fact for Fannie Mae A/K/A Federal National Mortgage Association, and attested by its this:

25th day of May, 2015

Fannie Mae A/K/A Federal National Mortgage Association

By: [Signature]
Kenneth J. Johnson, Attorney In Fact for Fannie Mae A/K/A Federal National Mortgage Association

VILLAGE OF SCHAUMBURG
REAL ESTATE TRANSFER TAX
27071 390.00

UNMARKED, IN SOLE TENANCY

REAL ESTATE TRANSFER TAX		26-Jun-2015
COUNTY:		0.00
ILLINOIS:		0.00
TOTAL:		0.00

07-22-401-054-0000 | 20150301672059 | 1-905-742-720

S Y
P 4
S N
SC Y
INT ID
BG



First American
Title Insurance Company

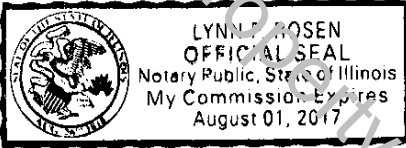
Special Warranty Deed - Corporation

UNOFFICIAL COPY

STATE OF ILLINOIS, COUNTY OF Cook SS

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that Kenneth J. Johnson, personally known to me to be the Attorney In Fact of the Fannie Mae A/K/A Federal National Mortgage Association and , personally known to me to be the Attorney In Fact for Fannie Mae A/K/A Federal National Mortgage Association of said corporation, and personally known to me to be the same person(s) whose name(s) are subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such that Kenneth J. Johnson and they signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, 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 25th day of May, 2010.



[Signature]
Notary Public

Exempt under provisions of paragraph 1 Section 32-45, real estate transfer tax law.

Dated: [Signature]
Signature of Buyer, Seller, or Representative

Prepared by: Kenneth J. Johnson
Johnson, Blumberg, & Associates, LLC
230 W. Monroe Street, Suite 1125
Chicago, Illinois 60606

Mail to:
James F. Heinking II
5 ILLINOIS AVE
SCHAUMBURG, IL 60193

GARY LUMDEEN
806 E. NERBE RD.
ROSELLE IL 60172

Name and Address of Taxpayer:
James F. Heinking II
5 ILLINOIS A VE
Schaumburg Illinois 60193



UNOFFICIAL COPY

Exhibit "A" – Legal Description

THE WEST 24.44 FEET OF THE EAST 50.96 FEET OF LOT 1, IN OLDE TOWNE SUBDIVISION, BEING A SUBDIVISION OF THE NORTH 122.10 FEET (AS MEASURED ALONG THE EAST LINE THEREOF) AND THE SOUTH 110.00 FEET OF THE NORTH 232.10 FEET (AS MEASURED ALONG THE EAST LINE) OF THE EAST 179.0 FEET OF LOT 1 IN BLOCK 7 IN SCHAUMBURG, BEING HENRY E. QUINDELS SUBDIVISION OF PART OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 22, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT OF OLDE TOWNE SUBDIVISION RECORDED JUNE 8, 2002 AS DOCUMENT NO. 0020634133, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office



UNOFFICIAL COPY

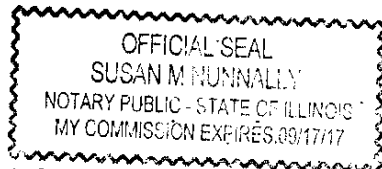
STATEMENT BY GRANTOR AND GRANTEE

The Grantor or his agent affirms that, to the best of his knowledge, the name of the Grantee shown on the Deed of Assignment of Beneficial Interest in land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated June 24, 2015

Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me
By the said agent
This 24 day of June, 2015.
Notary Public [Signature]

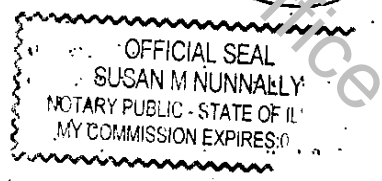


The Grantee or his Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Date June 24, 2015

Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me
By the said agent
This 24 day of June, 2015.
Notary Public [Signature]



Note: Any person who knowingly submits a false statement concerning the identity of Grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to Deed or ABI to be recorded in Cook County, Illinois if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)