## UNOFFICIAL COPY

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

MAIL TAX BILL TO:
Ravinder Singh and Guri
7311 Jasmine Drive
Hanover Park, IL 60132

MAIL RECORDED I

Ravinder Singh and Gurjindere Kaur

MAIL RECORDED DEED TO:

5940 W. Touhy Ave., Ste. 151 Nile, IL 60714



Doc#: 1522533027 Fee: \$40.00 RHSP Fee:\$9.00 RPRF Fee: \$1.00

Karen A. Yarbrough

Cook County Recorder of Deeds Date: 08/13/2015 09:38 AM Pg: 1 of 2

SPECIAL WARRANTY DEED

THE GRANTOR, Fannie Mae A/K/A Federal National Mo tgage Association, of P.O. Box 650043, Dallas, TX 75265-0043, 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 GRANTEE(S);

Ravinder Singh and Gurjindere Kaur, of 916 Stowell Ave., Streamwood, IL 60107, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

LOT 15 IN BLOCK 5 UNIT NUMBER 2 HANOVER GARDENS FIRST ADDITION, BEING A PART OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 25, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**PERMANENT INDEX NUMBER: 06-25-416-015-0000** 

PROPERTY ADDRESS: 7311 Jasmine Drive, Hanover Park, IL 60133

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 |  |           | 30-Jul-2015 |
|--------------------------|--|-----------|-------------|
|                          |  | COUNTY:   | 82.50       |
|                          |  | ILLINOIS: | 165.00      |
|                          |  | TOTAL:    | 247.50      |
|                          |  |           |             |

06-25-416-015-0000 20150601698757 0-253-213-568

Attorneys' Title Guaranty Fund, Inc. 1.8. Wacker Dr., STE 2400 Chicago, IL 60006-4650 Attn:Search Departmenter Warranty Deed: Page

## **UNOFFICIAL COPY**

Special Warranty Deed - Continued

| Dated this  | 10N 2.2 20%                                    | _  |
|---|--|--|
| STATE OF Illinois COUNTY OF Dupage  | )<br>)   | Fannie Mae A/K/A Federal National Mortgage Association  By:  Codilis & Associates, P.C., its Attorney in Fact  Jennifer Hayes  |
| known to me to be the same person(s) who person, and acknowledged that he/she/they the uses and purposes therein set forth. | orner in Fact for Fann ose name(a) is/are subs | said County, in the State aforesaid, do hereby certify that ie Mae A/K/A Federal National Mortgage Association, personally scribed to the foregoing instrument, appeared before me this day in vered the said instrument, as his/her/their free and voluntary act, for Notary Public |
| Exempt under the provisions of Section 4, of the Real Estate Transfer Act Agent   | Date   | My commission expires:  O'FICIAL SEAL  ANTL SOLIS  NOTARY PUBLIC - STATE OF HLINOIS  MY COMMISSION E PRES:05/07/19   |
| of Har<br>REAL ESTATE T   | <b>/</b>                                       |  |