

# UNOFFICIAL COPY



Doc#: 1524534087 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 09/02/2015 03:07 PM Pg: 1 of 3

Commitment Number: 3333086  
Seller's Loan Number: 1707813371

This instrument prepared by: Ross M. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law,  
3805, Edwards Road, Suite 550, Cincinnati, Ohio 45209 (513) 247-9605.

After Recording Return To:  
ServiceLink, LLC  
1400 Cherrington Parkway  
Moon Township, PA 15108

Mail Tax Statements To: Gloria Martinez De Herrera: 1124 Union Ave., Chicago Heights,  
IL 60411

**PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER**  
**32-21-106-028**

## SPECIAL WARRANTY DEED

15245-45  
**BOX 162**

FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION, whose mailing address is P.O. Box 650043, Dallas, TX 75265-0043, hereinafter grantor, for \$24,000.00 (Twenty Four Thousand Dollars and Zero Cents) in consideration paid, grants with covenants of special warranty to Gloria Martinez De Herrera, hereinafter grantee, whose tax mailing address is 1124 Union Ave., Chicago Heights, IL 60411, the following real property:

All that certain parcel of land situate in the County of Cook, State of Illinois, being more particularly described as follows: The North half of Lot 35 and all of Lot 36 in Block 34 in Chicago Heights in the Northwest quarter of Section 21, Township 35 North, Range 14, East of the Third Principal Meridian in Cook County, Illinois.  
Property Address is: 1124 Union Ave., Chicago Heights, IL 60411

EXEMPTION APPROVED

*Jan W. Dulac*  
CITY CLERK  
CITY OF CHICAGO HEIGHTS

8/26/2015

CCRD REVIEWER *[Signature]*

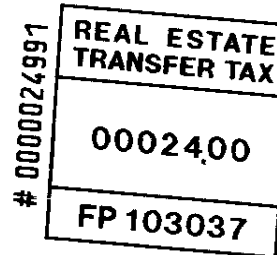
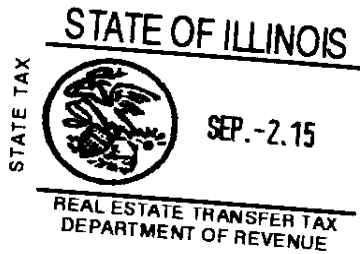
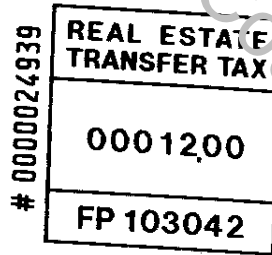
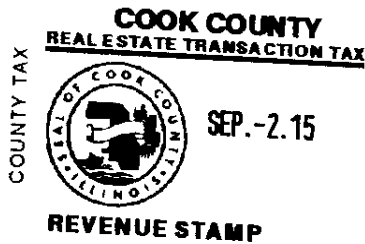
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Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantee forever.

Prior instrument reference: **Doc No. 1423744011**



# UNOFFICIAL COPY

Executed by the undersigned on 24 August, 2015:

**FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION**

**By: ServiceLink, a Division of Chicago Title Insurance Company, its Attorney In Fact**

By: Kimberly A Arndt

Name: Kimberly A. Arndt

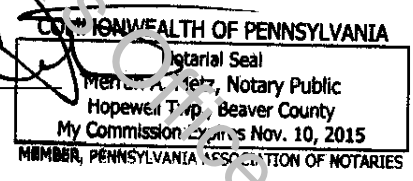
Title: AVP

A Power of Attorney relating to the above described property was recorded on 01/15/2015 at Document Number: 1501529048.

STATE OF Pennsylvania  
COUNTY OF Allegheny

ACKNOWLEDGED AND EXECUTED BEFORE ME, on this 24 day of August, 2015, by Kimberly A Arndt of ServiceLink, A Division of Chicago Title Insurance Company as the Attorney in Fact for FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION, and is appearing on behalf of said corporation, with full authority to act for said corporation in this transaction, who is known to me or has shown self as identification, who after being by me first duly sworn, deposes and says that he/she has the full binding legal authority to sign this deed on behalf of the aforementioned corporation and acknowledge said authority is contained in an instrument duly executed, acknowledged; and recorded as set forth above, and that this instrument was voluntarily executed under and by virtue of the authority given by said instrument granting him/her power of attorney.

Kimberly A. Arndt  
NOTARY PUBLIC  
My Commission Expires



**MUNICIPAL TRANSFER STAMP  
(If Required)**

**COUNTY/ILLINOIS TRANSFER STAMP  
(If Required)**

EXEMPT under provisions of Paragraph \_\_\_\_\_ Section 31-45, Property Tax Code.

Date: \_\_\_\_\_

\_\_\_\_\_  
Buyer, Seller or Representative