

SPECIAL WARRANTY DEED

UNOFFICIAL COPY

THE GRANTOR, Fannie Mae AKA Federal National Mortgage Association



Doc#: 1527404016 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 10/01/2015 10:38 AM Pg: 1 of 3

A corporation created and existing by virtue of the laws of the State of USA, for and in consideration of Ten Dollars (\$10.00), in hand paid, and pursuant to authority of said corporation, does, on this 19th day of August, 2015, REMISE, ALIEN AND CONVEY TO THE GRANTEE,

GMPi Chicago, LLC, 330 W Diversy Diversey Diversey Pkwy, #504, Chicago, IL 60657

The following described real estate situated in the County of Cook and State of Illinois, to wit:

LEGAL DESCRIPTION ATTACHED

TO HAVE AND TO HOLD the said premises with all appurtenances thereunto belonging. The GRANTOR does covenant that it has not done or suffered to be done anything whereby the said premises hereby granted are, or may be, in any manner incumbered, or charged, except as herein recited; and that said premises, against all persons lawfully claiming, or to claim the same, by, through, or under it, WILL WARRANT AND DEFEND, subject to:

PERMANENT REAL ESTATE NUMBER: 25 20 127-039-0000

ADDRESS OF REAL ESTATE 1473 W. 114th Place, Chicago, IL 60643

IN WITNESS WHEREOF, said Grantor has caused its name to be signed to these presents on the day and year written above.

Exempt under provision of Paragraph b Section 3-145, Real Estate Transfer Tax Act.

Fannie Mae AKA Federal National Mortgage Association by Stuart M. Kessler P.C., its Attorney-in-fact

Stuart Kessler Seller's Representative

Terese Keilman

Vertical stamp: S P S SC INT

STATE OF IL COUNTY OF Cook

I, Hasan Grosic, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that Terese Keilman personally known by me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and signed and delivered the said instrument and executed said instrument, pursuant to authority given by the grantor, as his/her free and voluntary act.

Given under my hand and official seal, this 19 day of August, 2015 Commission expires, 2015 Hasan Grosic NOTARY PUBLIC

This instrument was prepared by STUART M. KESSLER, P.C., 3255 N. Arlington Heights Road, Suite 505, Arlington Heights, IL 60004



BOX 333-CT

Vertical handwritten text: 155ST00996Km (19)

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DEED RESTRICTION

GRANTEE HEREIN SHALL BE PROHIBITED FROM CONVEYING CAPTIONED PROPERTY FOR A SALES PRICE OF GREATER THAN \$28,800.00 FOR A PERIOD OF 3 MONTH(S) FROM THE DATE OF THE RECORDING OF THIS DEED. GRANTEE SHALL ALSO BE PROHIBITED FROM ENCUMBERING SUBJECT PROPERTY WITH A SECURITY INTEREST IN THE PRINCIPAL AMOUNT OF GREATER THAN \$28,800.00 FOR A PERIOD OF 3 MONTH(S) FROM THE DATE OF THE RECORDING OF THIS DEED. THESE RESTRICTIONS SHALL RUN WITH THE LAND AND ARE NOT PERSONAL TO GRANTEE.

THIS RESTRICTION SHALL TERMINATE IMMEDIATELY UPON CONVEYANCE AT ANY FORECLOSURE SALE RELATED TO A MORTGAGE OR DEED OF TRUST.

1473 W. 114th Place
Chicago, IL 60643

Property of Cook County Clerk's Office

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LEGAL DESCRIPTION

Lot 12 (Except The East 6 Feet 3 Inches Thereof) And Lot 13 (Except The West 12 Feet 3 Inches Thereof) In Block 84 In Roger's Resubdivision Of Said Blocks 80, 81, 82, 83, 84 And 85 In Washington Heights In The West 1/2 Of The Northwest 1/4 Of Section 20, Township 37 North, Range 14 East Of The Third Principal Meridian, In Cook County, Illinois

1472 W. 114th Place
Chicago, IL 60643

REAL ESTATE TRANSFER TAX 24-Sep-2015



CHICAGO:	180.00
CTA:	72.00
TOTAL:	252.00

25-20-127-039-0000 | 20150801618370 | 1-933-238-144

REAL ESTATE TRANSFER TAX 24-Sep-2015



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

25-20-127-039-0000 | 20150801618370 | 0-878-141-312

Mail to:

Gardi & Haught Ltd.
939 N. Plum Grove Rd
Suite C
Schaumburg, IL 60173

Send Subsequent Tax Bills To:

GMPI Chicago LLC
330 W. Diversey Drive
Unit 504
Chicago, IL 60657