

# UNOFFICIAL COPY

## SPECIAL WARRANTY DEED

THE GRANTOR, Fannie Mae AKA Federal National Mortgage Association

Doc#: 1535757287 Fee: \$52.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 12/23/2015 11:44 AM Pg: 1 of 3

Dec ID 20151101646924  
ST/CO Stamp 0-153-293-888  
City Stamp 1-093-866-560 City Tax: \$157.50

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 23rd day of November, 2015, REMISE, ALIEN AND CONVEY TO THE GRANTEE,

Jacobo Bravo-Hernandez, 4841 S. Throop St., Chicago, IL 60609

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: 2528164-010-0000

ADDRESS OF REAL ESTATE 11917 S. Wallace Street, Chicago, IL 60628

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 31-45, Real Estate Transfer Tax Act.

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

Seller's Representative

*Stuart M. Kessler*

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 Lillian Maje 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.

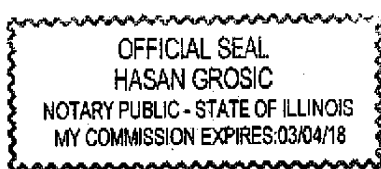
Given under my hand and official seal, this 23 day of November, 2015

Commission expires \_\_\_\_\_, 20\_\_\_\_

*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



15ST06554RM

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## LEGAL DESCRIPTION

Lot 42 in Block 8 in West Pullman, a Subdivision of the Northwest 1/4 and the West 1/2 of the Northeast 1/4 of Section 28, Township 37 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois

11917 S. Wallace Street  
Chicago, IL 60628

Property of Cook County Clerk's Office

Mail to:

Send Subsequent Tax Bills To:

Jacobo Bravo-Hernandez  
11917 S. Wallace St.  
Chicago IL 60628

Jacobo Bravo-Hernandez  
11917 S. Wallace St  
Chicago IL 60628

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## 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 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 and hold title to real estate under the laws of the State of Illinois.

Dated NOV. 23<sup>rd</sup> Signature: Jawana Rugg  
Grantor or Agent

Subscribed and sworn to before me by the  
said Grantor  
this 23<sup>rd</sup> day of NOV  
2015



Ashlee Rose O'Connor  
Notary Public

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 and hold title to real estate under the laws of the State of Illinois.

Dated NOV. 23, 2015 Signature: Jawana Rugg  
Grantee or Agent

Subscribed and sworn to before me by the  
said Grantor  
this 23<sup>rd</sup> day of NOV.  
2015



Ashlee Rose O'Connor  
Notary Public

NOTE: Any person who knowingly submits a false statement concerning the identity of a 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.]