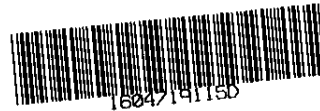


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WARRANTY DEED IN LIEU OF FORECLOSURE

KNOWN BY ALL THESE MEN PRESENT, that the GRANTOR, **JULIETTE GARCES**, a single person, for the consideration of One Dollar (\$1.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, does give, grant, bargain, sell, warrant, and convey unto the GRANTEE, **FEDERAL NATIONAL MORTGAGE ASSOCIATION**, its successors or assigns, all of the following described premises, situated in the County of COOK, State of Illinois, to-wit:



Doc#: 1604719115 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 02/16/2016 12:53 PM Pg: 1 of 4

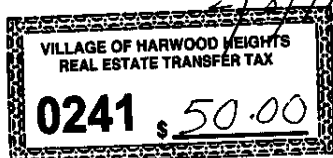
LEGAL DESCRIPTION:

PARCEL 1: UNIT 2811-301 IN THE CLOCK TOWER POINTE OF HARWOOD HEIGHTS CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY: THE SOUTH 1/2 OF THE FOLLOWING DESCRIBED PARCELS (AS MEASURED ON THE EAST AND WEST LINES THEREOF):

PARCEL A: LOTS 1, 2, 3, 4, 5, 6 AND 7 IN BLOCK 9 AND LOTS 4, 5, AND 6 TOGETHER WITH THE SOUTH 1/2 OF THE VACATED 16 FOOT ALLEY LYING NORTH OF AND ADJOINING SAID LOTS 4, 5, AND 6 IN BLOCK 10; AND ALL OF VACATED GUNNISON STREET LYING BETWEEN AFORESAID BLOCKS 9 AND 10 IN OLIVER SALINGER AND COMPANY'S LAWRENCE AVENUE MANOR, BEING A SUBDIVISION OF LOT 3 IN CIRCUIT COURT PARTITION OF THE EAST 1/2 OF THE SOUTHEAST 1/4 AND PART OF THE WEST 1/2 OF THE SOUTHEAST 1/4 AND THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 12, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL B: THAT PART OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 12, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING EAST OF THE EAST LINE OF OLIVER SALINGER AND COMPANY'S LAWRENCE AVENUE MANOR, BEING A SUBDIVISION OF LOT 3 IN CIRCUIT COURT PARTITION OF THE EAST 1/2 OF THE SOUTHEAST 1/4 AND PART OF THE WEST 1/2 OF THE SOUTHEAST 1/4 AND THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF AFORESAID SECTION 12, RECORDED APRIL 28, 1925 AS DOCUMENT 8886267, LYING WEST OF THE WEST LINE OF THE SOUTH 18.61 ACRES OF THE EAST 31.86 ACRES OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 12 AFORESAID, AND LYING SOUTH OF THE CENTERLINE OF ALLEY, EXTENDED EAST, IN BLOCK 10 IN OLIVER SALINGER AND COMPANY'S LAWRENCE AVENUE MANOR AFORESAID, (EXCEPTING THAT PART THEREOF FALLING IN LAWRENCE AVENUE), IN COOK COUNTY, ILLINOIS.

PARCEL C: THAT PART OF THE SOUTH 18.61 ACRES OF THE EAST 31.86 ACRES OF THE WEST 1/2 OF THE SOUTH EAST 1/4 OF SECTION 12, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF THE CENTER LINE OF ALLEY, EXTENDED EAST, IN BLOCK 10 IN OLIVER SALINGER AND COMPANY'S LAWRENCE AVENUE MANOR, BEING A SUBDIVISION OF LOT 3, IN CIRCUIT COURT PARTITION OF THE EAST 1/2 OF THE SOUTH EAST 1/4 AND THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 12, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, (EXCEPTING FROM SAID TRACT OF LAND THE EAST 333.03 FEET (MEASURED ON THE SOUTH LINE AND ALSO EXCEPTING THAT PART THEREOF WHICH LIES SOUTH OF THE SOUTH 50 FEET THEREOF, (MEASURED AT RIGHT ANGLES TO THE SOUTH LINE), IN COOK COUNTY, ILLINOIS.



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WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0716903044, TOGETHER WITH AN UNDMDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: THE EXCLUSIVE RIGHT TO USE PARKING SPACES P2-49, AND STORAGE SPACES S2-49, LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 0716903044.

COMMONLY KNOWN AS: 4811 N Olcott Ave Unit 301, Harwood Heights, IL 60706-0000

PROPERTY IDENTIFICATION NO: 12-12-425-009-1019

TO HAVE AND TO HOLD the above granted and bargained premises with the appurtenances thereunto belonging, unto the said Grantee, its successors and assigns forever. That said Grantor does covenant for himself, his heirs, executors and assigns, that at the signing of these presents, they are well seized of the above described premises as a good and indefeasible estate in fee simple, and have good right to bargain and sell the same in the manner and form as above written; and that they and their heirs, executors and assigns will warrant and defend said premises, with the appurtenances thereunto belonging, unto said Grantee, its successors and assigns, against all lawful claims and demands whatsoever.

Said Grantor hereby warrants that this property is non homestead property and releases and waives all rights under and by virtue of the Homestead Exemption laws of the State of Illinois and any other State Law which may apply.

WITNESS the SIGNATURE of the GRANTOR, on this 20th day of January 2016.

Juliette Garces
JULIETTE GARCES
-Grantor

State of ILLINOIS }
County of COOK }

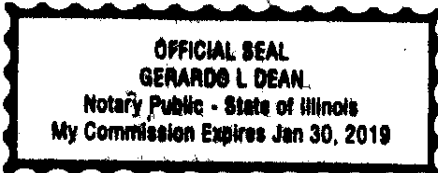
I, the undersigned, a Notary Public in and for the County and State aforesaid do hereby certify that, JULIETTE GARCES the affiant, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged (s)he signed, sealed, and delivered the said instrument as a free and voluntary act for the uses and purposes therein set forth, including the release and waiver of the right of Homestead.

Given under my hand and Notarial Seal this 20th day of January 2016.

SEAL

My Commission Expires: Jan. 30, 2019

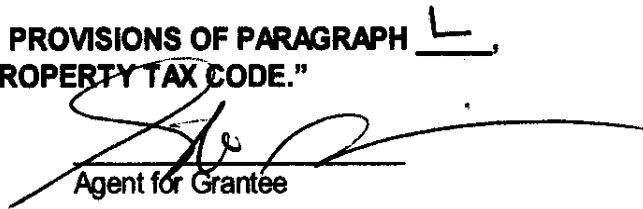
[Signature]
Notary Public



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"EXEMPT UNDER PROVISIONS OF PARAGRAPH L,
SECTION 31-45, PROPERTY TAX CODE."

1/29/16
Date


Agent for Grantee

PREPARED BY:

Nick Cizek
KOZENY & MCCUBBIN ILLINOIS, LLC
105 W. ADAMS, Suite 1850
CHICAGO, IL 60603

RETURN TO:

ADDRESS OF GRANTEE
& SUBSEQUENT TAX BILLS TO:
Federal National Mortgage Association
14221 Dallas Parkway
Suite 1000
Dallas, Texas 75254

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Property of Cook County Clerk's Office

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KMI No. IL-001948

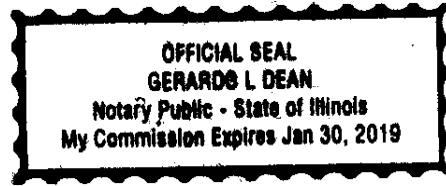
STATEMENT BY GRANTOR AND GRANTEE

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

Dated January 20 2016.

Signature Juliette Garces
Juliette Garces

Subscribed and sworn to before me
by the said GRANTOR
this 20th day of Jan, 2016.



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

Dated January 29 2016.

Signature [Signature]
Agent for Grantee

Subscribed and sworn to before me
by the said GRANTEE
this 29 day of Jan, 2016.



Notary Public Isabel Garza-Garcia

Note: Any person who knowingly submits a false statement concerning the identity of the 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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)