## UNOFFICIAL COPY

PREPARED BY:

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

MAIL TAX BILL TO:

Pawel Kaczmarek

2912 N RICHHOLD

2 Chicago IL 60618

MAIL RECORDED OF ED TO:

KACZHAREK



1606310007 Fee: \$40.00 RHSP Fee:\$9.00 RPRF Fee: \$1.00

Karen A. Yarbrough

Cook County Recorder of Deeds Date: 03/03/2016 09:42 AM Pg: 1 of 2

SPECIAL WARRANTY DEED

THE GRANTOR, Fannie Mae A/K/A Federal National Mortgage 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 THE GRANTEE(S) Pawel of 1546 N. Bosworth Unit 2N Chicago, IL 60642-, all interest in the following Kaczmarek. described real estate situated in the County of Cook, State of Illinois to wit:

LOT 76 IN GIVINS AND GILBERT'S SUBDIVISION OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 25. TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MEPIDIAN, IN COOK COUNTY, ILLINOIS.

**PERMANENT INDEX NUMBER: 13-25-123-041-0000** 

PROPERTY ADDRESS: 2912 N. Richmond Street, Chicago, IL 60618

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 charge i, except as recited herein, and that it will warrant and defend the premises against all persons lawfully claiming by, through or under gravior, subject to: general real estate taxes not yet due or payable, any special assessments not yet due or payable; building line and use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances, easements for public utilities; d air age ditches, feeders and drain tile, pipe or other conduit and all other matters of record affecting the property.

REAL ESTATE TRANS	01-Mar-2016	
	CHICAGO:	2,043.75
	CTA:	817.50
	TOTAL:	2,861.25 *
13-25-123-041-0000	20160201672598	0-529-717-824

<sup>\*</sup> Total does not include any applicable penalty or interest due.

Attorneys' Title Guaranty Fund, Inc. 1 S. Wacker Dr., STE 2400 Chicago, IL 60606-4650 Attn:Search Department

REAL EST	TATE TRANSFI	ER TAX	01 <b>-Ma</b> r-2016
	COUNTY:	136.25	
	ILLINOIS:	272.50	
		TOTAL:	408.75

13-25-123-041-0000 | 20160201672598 | 1-938-799-168

Special Warranty Deed: Page 1 of 2

1606310007D Page: 2 of 2

## **UNOFFICIAL COPY**

Special Warranty Deed - Continued

Dated this	288 15 4P1	
known to me to be the same person	en(s) whose name(s) is/are subso she/they signe 1, se led and deliv	Fannie Mae A/K/A Federal National Mortgage Association  By:  Codilis & Associates, P.C., its Attorney in Fact  Jennifer licites  said County, in the State aforesaid, do hereby certify that he Mae A/K/A Federal National Mortgage Association, personally cribed to the foregoing instrument, appeared before me this day in vered the said instrument, as his/her/their free and voluntary act, for
Exempt under the provisions of	Given under my hand and note	Notary Public My commission expires:
Section 4, of the Real Estate Trans	fer ActDate Agent.	NOTARY PUB IC STATE OF ILLINOIS NOTARY PUB IC SXPIRES 05/07/19 MY COMMISSION SXPIRES