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

Doc#: 1611210008 **Fee:** \$40.00
RHSP Fee: \$9.00 **RPRF Fee:** \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 04/21/2016 09:33 AM Pg: 1 of 2

160061040

MAIL TAX BILL TO:
Community Initiatives, Inc
222 S Riverside
Chicago IL 60606

MAIL RECORDED USED TO:
Community Initiatives
222 S Riverside
Chicago IL 60606
160061040

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)

Community Initiatives, Inc, of 222 South Riverside Plaza #2200 Chicago, IL 60606- , all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

THE EAST 1/2 OF LOT 4 (EXCEPT THE EAST 3 INCHES THEREOF) IN BLOCK 14 IN DOCTOR SNOWDON'S SUBDIVISION OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 17, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS

PERMANENT INDEX NUMBER: 20-17-101-003-0000
PROPERTY ADDRESS: 1517 W. Garfield Blvd., Chicago, IL 60636

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

REAL ESTATE TRANSFER TAX		21-Apr-2016
	CHICAGO:	262.50
	CTA:	105.00
	TOTAL:	367.50 *

20-17-101-003-0000 | 20160401692698 | 1-927-217-472

* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX		21-Apr-2016
	COUNTY:	17.50
	ILLINOIS:	35.00
	TOTAL:	52.50

20-17-101-003-0000 | 20160401692698 | 1-997-119-808

S *Y*
P *2*
S *N*
SC *Y*
INT *16*

Special Warranty Deed: Page 1 of 2

Chicago Title

Box 337
V.C *2*

