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Doc#: 1611941018 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 04/28/2016 09:07 AM Pg: 1 of 2

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

MAIL TAX BILL TO:
Gabriel Herezi
1538 W. Thorndale Avenue, #3
Chicago, IL 60660

MAIL RECORDED DEED TO:
Matthew M. Brady
5576 N. Elston Ave.
Chicago, IL 60630-1370

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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 GRANTEE(S);

Gabriel Herezi, *unmarried man*
of 5516 N. Artesian Ave., #3, Chicago, IL 60625, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

UNIT 1538-3 AND P-7 IN THORNDALE PARK CONDOMINIUM, AS DELINEATED ON A SURVEY OF CERTAIN LOTS OR PARTS THEREOF IN MARGRETH KRANZ TRUSTEES ADDITION TO NORTH EDGEWATER SUBDIVISION, IN SECTION 5, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION RECORDED JUNE 21, 2001, AS DOCUMENT #010543620, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, AS AMENDED FROM TIME TO TIME, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 14-05-300-039-1012, 14-05-300-039-1020

PROPERTY ADDRESS: 1538 W. Thorndale Avenue, #3, Chicago, IL 60660

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.

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

