

# UNOFFICIAL COPY



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

**Doc#:** 1613104095 **Fee:** \$40.00  
**RHSP Fee:** \$9.00 **RPRF Fee:** \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 05/10/2016 04:01 PM Pg: 1 of 2

**MAIL TAX BILL TO:**

George Danjel  
238 LISA LANE  
Somon Ave. N 600 60552

**MAIL RECORDED DEED TO:**

George Danjel  
238 LISA LANE  
Somon Ave N 60552

**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) George Daniel, *MARILYN ZUMAIA DANIEL* of 238 Lisa Lane Somonok, IL 60552- , all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN COOK COUNTY, STATE OF ILLINOIS TO WIT:  
THE SOUTH 36 FEET OF THE NORTH 68 FEET OF LOT ELEVEN (11) IN BLOCK FIFTY TWO (52) IN FRED H. BARTLETT'S THIRD ADDITION TO GARFIELD RIDGE IN THE WEST QUARTER (W 1/4) OF THE NORTH EAST QUARTER (NE 1/4) OF SECTION 17, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

**PERMANENT INDEX NUMBER:** 19-17-210-050-0000  
**PROPERTY ADDRESS:** 5643 S. Mayfield Avenue, Chicago, IL 60638

INT. SEC. INDEX  
CLERK'S OFFICE

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.

GRANTEE HEREIN SHALL BE PROHIBITED FROM CONVEYING CAPTIONED PROPERTY FOR A SALES PRICE OF GREATER THAN \$222,000.00 FOR A PERIOD OF 3 MONTHS FROM THE DATE OF THE RECORDING OF THIS DEED. GRANTEE SHALL ALSO BE PROHIBITED FROM ENCUMBERING SUBJECT PROPERTY WITH A SECURITY INTEREST IN THE PRINCIPAL AMOUNT OF GREATER THAN \$222,000.00 FOR A PERIOD OF 3 MONTHS FROM THE DATE OF THE RECORDING OF THIS DEED. THESE RESTRICTIONS SHALL RUN WITH THE LAND AND ARE NOT PERSONAL TO GRANTEE.

THIS RESTRICTION SHALL TERMINATE IMMEDIATELY UPON CONVEYANCE AT ANY FORECLOSURE SALE

Attorneys' Title Guaranty Fund, Inc.  
1 S. Wacker Dr., STE 2400  
Chicago, IL 60606-4650  
Attn: Search Department  
Special Warranty Deed: Page 1 of 2

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Special Warranty Deed - *Continued*

RELATED TO A MORTGAGE OR DEED OF TRUST.

Dated this APR 27 2016

Fannie Mae A/K/A Federal National Mortgage Association



By: *Matthew J. Rosenberg* Matthew J. Rosenberg  
 Codins & Associates, P.C., its Attorney in Fact

STATE OF Illinois )  
 ) SS.  
 COUNTY OF DuPage )


I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Matthew J. Rosenberg Attorney in Fact for Fannie Mae A/K/A Federal National Mortgage Association, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument, as his/her/their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this APR 27 2016

*Anna Marie Ruben*  
 Notary Public  
 My commission expires: 12/14/2019

REAL ESTATE TRANSFER TAX		02-May-2016	
	COUNTY:		92.50
	ILLINOIS:		185.00
	TOTAL:		277.50
19-17-210-050-0000   20160401697175   1-358-377-280			



REAL ESTATE TRANSFER TAX		02-May-2016	
	CHICAGO:		1,387.50
	CTA:		555.00
	TOTAL:		1,942.50 *
19-17-210-050-0000   20160401697175   0-076-108-096			
* Total does not include any applicable penalty or interest due.			