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Doc#: 1625234006 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 09/08/2016 09:20 AM Pg: 1 of 3

SPECIAL WARRANTY DEED

THIS INDENTURE, made this 11 day of August, 2016, between **Fannie Mae A/K/A Federal National Mortgage Association**, P.O. Box 650043, Dallas, TX 75265-0043, **GRANTOR** a Corporation created and existing under and by virtue of the laws of the State of TX and **AMF Investments, LLC, GRANTEE**, of 525 N. Revere Rd, Akron, OH 44333, and duly authorized to transact business in the State of Ohio, WITNESSETH, that the Grantor for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid by the Grantee, the receipt whereof is hereby acknowledged, by these presents does REMISE, RELEASE, ALIENATE AND CONVEY unto the Grantee, and to their heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook and the State of Illinois known and legally described on **Exhibit A attached hereto**.



Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anyway appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the Grantor, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances; TO HAVE AND TO HOLD said premises as above described, with the appurtenances, unto the Grantee, their heirs and assigns forever.

And the grantor, for himself, and his successors, does covenant, promise and agree, to and with the Grantee, his heirs and assigns, that he has not done or suffered to be done, anything whereby the said premises hereby granted are, or January be, in any manner encumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, he WILL WARRANT AND DEFEND, subject to those exceptions listed on **Exhibit A attached hereto**.

GRANTEE HEREIN SHALL BE PROHIBITED FROM CONVEYING CAPTIONED PROPERTY FOR A SALES PRICE OF GREATER THAN **\$134,400.00** FOR A PERIOD OF 3 MONTH(S) 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 **\$134,400.00** FOR A PERIOD OF 3 MONTH(S) 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 RELATED TO A MORTGAGE OR DEED OF TRUST.


See Exhibit "A" attached hereto and made a part hereof

CRD REVIEW *RY*

REAL ESTATE TRANSFER TAX		06-Sep-2016
	COUNTY:	56.00
	ILLINOIS:	112.00
	TOTAL:	168.00
20-12-112-069-1021 20160801651615 0-268-114-752		

FIRST AMERICAN TITLE
FILE # 2724760

184

REAL ESTATE TRANSFER TAX		06-Sep-2016
	CHICAGO:	840.00
	CTA:	336.00
	TOTAL:	1,176.00 *
20-12-112-069-1021 20160801651615 0-851-340-096		

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IN WITNESS WHEREOF, said Grantor has caused its name to be signed to these presents, by its authorized signing officer, and attested by it authorized signing officer.

Dated this 11 day of August, 20 16.

**IMPRESS
CORPORATE SEAL
HERE**

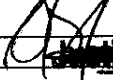
**Fannie Mae A/K/A Federal National Mortgage Association
By First American Title Insurance Company, Attorney in Fact
Signed By:**



Signature of Corporate Officer

Name of Officer Jamey Davis
Its Authorized Signer

Authorized Signer of First American Title
Insurance Company as Attorney in fact
And/or agent

Attest: 
Print Name: Sandra Taylor

STATE OF Texas, COUNTY OF Dallas ss.

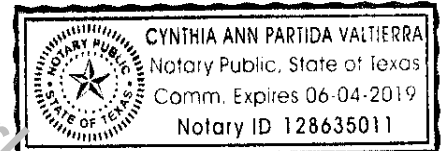
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Jamey Davis and Sandra Taylor, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their 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 official seal, this 11 day of August, 20 16.



(Notary Public)

Exempt under 35ILCS 200/31-45 Paragraph B of the Real Estate Transfer Tax Act.



Seller Representative Date

Prepared by:
Bruce K. Shapiro, Esq.
555 Skokie Blvd.,
Suite 500
Northbrook, IL 60062

Mail To:
AMF Investments, LLC
525 N. Revere Rd.
Akron, OH 44333

Name and Address of Taxpayer:
AMF Investments, LLC
525 N. Revere Rd.
Akron, OH 44333

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Exhibit "A" – Legal Description

UNIT NUMBER 42 IN HAMPTON HOUSE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE :
LOTS 1, 2 AND 3 (EXCEPT SOUTH 10 FEET OF LOT 3) IN SISSON'S LAKE SHORE ADDITION, BEING A SUBDIVISION OF PART OF THE SOUTHWEST
1/4 OF SECTION 12, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY
IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 24875196 AND AS AMENDED BY
DOCUMENT NUMBER 24887434, AS ALSO AMENDED BY DOCUMENT NUMBER 0011202705, TOGETHER WITH ITS UNDIVIDED PERCENTAGE
INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Subject to: General real estate tax not due and payable at closing and restrictions of record so long as they do not interfere with Purchaser's
use and enjoyment of the property.

Note: For informational purposes only, the land is known as:

5300 South Shore Drive Unit 42
Chicago, IL 60615
Permanent Parcel No.: 20-45-112-099-1021

Property of Cook County Clerk's Office