

# UNOFFICIAL COPY

Doc#: 1629246019 Fee: \$50.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 10/18/2016 09:26 AM Pg: 1 of 2

Dec ID 20161001666414  
ST/CO Stamp 1-984-139-072 ST Tax \$111.50 CO Tax \$55.75

160297353683

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

**MAIL TAX BILL TO:**  
Romelito Chico and Patricia Chico  
205 S GREENE RD  
GOSHEN, IN

**MAIL RECORDED DEED TO:**  
FRANZ B MAGEL  
920 W 175th St Ste 5  
Homewood, IL 60430

## SPECIAL WARRANTY DEED

1/2

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 had paid, GRANTS, CONVEYS AND SELLS to THE GRANTEE(S) Romelito Chico and Patricia Chico, *Husband and Wife* of 205 S. Greene Rd. Goshen, IN 46526- , all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

LOT 11 IN BLOCKS 23 IN A.T. MCINTOSH AND COMPANY'S FIRST ADDITION TO GARDEN HOMES SUBDIVISION BEING A SUBDIVISION OF PART OF THE EAST HALF OF THE SOUTH EAST QUARTER OF SECTION 22, TOWNSHIP 37 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 28, 1939 AS DOCUMENT 12375878, IN COOK COUNTY ILLINOIS.

**PERMANENT INDEX NUMBER:** 24-22-409-002-0000  
**PROPERTY ADDRESS:** 11609 S. Karlov Avenue, Alsip, IL 60803

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 \$133,800.00 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 \$133,800.00 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 RELATED TO A MORTGAGE OR DEED OF TRUST.

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

