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**UNOFFICIAL COPY** 

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

Doc#. 1713616086 Fee: \$50.00

Karen A. Yarbrough

Cook County Recorder of Deeds Date: 05/16/2017 10:02 AM Pg: 1 of 2

MAIL TAX BILL TO;

Julio J, Espinoza Galvan and Sarah D, Espinoza

1326 Aspen Court

MAIL RECORDED DEED TO:

Gary Mages 1110/ Laxe Cook #385 Buffala Gove 21 6008 Dec ID 20170501650923

ST/CO Stamp 0-916-664-768 ST Tax \$178.00 CO Tax \$89.00

## SPECIAL WARRANTY DEED

THE GRANTOR, Federal Force Loan Mortgage Corporation, of 5000 Plano Parkway Carrollton, TX 75010-, 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 consideration, it hand paid, GRANTS, CONVEYS AND SELLS to THE GRANTEE(S), Julio J. Espinoza Galvan and Sarah D. Espinoza, C.J. Luston And and and and any of the courts of the court of th

LOT 67 IN COUNTRY'S BROOK, BEING A SUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF SECTION 17 AND THE SOUTHEAST 1/4 OF SECTION 18, TOWNSHIP 41 NORTH, KANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN HANOVER TOWNSHIP, COOK COUNTY, ILLINOIS, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 31, 1989 AS DOCUMENT 89410826, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 06-17-308-016-0000 PROPERTY ADDRESS: 1326 Aspen Court, Elgin, IL 60120

GRANTOR, for itself and its successors and assigns, hereby covenants and represents the it has not done, or suffered to be done, anything whereby the premises hereby conveyed is, or may be, in any manner encumbered cocharged, 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 t tilities; drainage ditches, feeders and drain tile, pipe or other conduit and all other matters of record affecting the property.

CITY OF ELGINAREAL ESTATE TRANSFER STAMP
68975

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

1713616086 Page: 2 of 2

## **UNOFFICIAL COPY**

Dated this **APR - 3 2017** 

	Federal Home Loan Mortgage Corporation
	- Amark . Atlantition I. Pringshur
	By: //// suntry
	Codilis & Associates, P.C., its Attorney in Fact
STATE OF Illinois )	
) SS.	
COUNTY OF Dulage )	
I the undersigned a Notary Public in and fo	or said County, in the State aforesaid, do hereby certify that
Marthew I. Rosenburg Attorney in Fact for Fe	deral Home Loan Mortgage Corporation, 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 signe/, realed and delivered the	said instrument, as his/her/their free and voluntary act, for the uses and
purposes therein set forth.	
_ O <sub>x</sub>	notarial seal, this APR - 3 2017 (
Given under my hand and	notarial seal, this
	Investigation
	Notary Public
4	My commission expires: $\sqrt{2/14/2019}$
Exempt under the provisions of	The second secon
Section 4, of the Real Estate Transfer ActDate	OFFICIAL SEAL
Agent.	ANNA MARIE RUBEN
	NOTARY PUBLIC - STATE OF ILLINOIS
	MY COMMISSION EXPIRES. IZI 41 10 2
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