

UNOFFICIAL COPY

SPECIAL WARRANTY DEED

THE GRANTOR, Fannie Mae AKA Federal National Mortgage Association

P.O. Box 650043,
Dallas, TX 75265-0043

Doc#: 1802646066 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 01/26/2018 10:11 AM Pg: 1 of 3

Dec ID 20180101686592
ST/CO Stamp 0-103-100-960
City Stamp 1-580-511-776 City Tax: \$651.00

A corporation created and existing by virtue of the laws of the United States of America, for and in consideration of Ten Dollars (\$10.00), in hand paid, and pursuant to authority of said corporation, does, on this 18th day of January, 2018, REMISE, ALIEN AND CONVEY TO THE GRANTEE,

01/16 ST 081202RM

Anadelia Gomez Luengas and Vinicio Geovanny Segarra Garcia, 4919 N. Kedvale Ave. #2, Chicago, IL 60630

** as Joint Tenants with Right of Survivorship*
The following described real estate situated in the County of Cook and State of Illinois, to wit:

LEGAL DESCRIPTION ATTACHED

TO HAVE AND TO HOLD the said premises with all appurtenances thereunto belonging. The GRANTOR does covenant that it has not done or suffered to be done anything whereby the said premises hereby granted are, or may be, in any manner incumbered, or charged, except as herein recited; and that said premises, against all persons lawfully claiming, or to claim the same, by, through, or under it, WILL WARRANT AND DEFEND, subject to:

PERMANENT REAL ESTATE NUMBER: 16-07-415-030-0000

ADDRESS OF REAL ESTATE 5024 W. West End Ave. Chicago, IL 60644

IN WITNESS WHEREOF, said Grantor has caused its name to be signed to these presents on the day and year written above.

Exempt under provision of Paragraph b
Section 31-45 Real Estate Transfer Tax Act.

Seller's Representative

Fannie Mae AKA Federal National Mortgage Association
by Kessler & Keirnan P.C., its Attorney-in-fact

Teresa Keirnan

STATE OF IL

COUNTY OF Cook

I, Denise R. McDermott, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that Teresa Keirnan personally known by me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and signed and delivered the said instrument and executed said instrument, pursuant to authority given by the grantor, as his/her free and voluntary act.

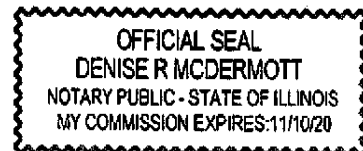
Given under my hand and official seal, this 18 day of January, 2018

Commission expires _____, 20____

Denise R. McDermott

NOTARY PUBLIC

This instrument was prepared by KESSLER & KEIRNAN, P.C., 3255 N. Arlington Heights Road, Suite 505, Arlington Heights, IL 60004



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LEGAL DESCRIPTION

Lot 11 in William A. Harris Resubdivision of Lots 25 to 40 inclusive in Block 5 of Derby's Addition to Chicago, in the West Half of the Southeast Quarter of Section 9, Township 39 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

5024 W. West End Ave.
Chicago, IL 60644

Property of Cook County Clerk's Office

Mail to:

Anadelia Gomez Luengas
Vinicio Geovanny Segarra Garcia
5024 W. West End Ave
Chicago, IL 60644

Send Subsequent Tax Bills To:

Anadelia Gomez Luengas
Vinicio Geovanny Segarra Garcia
5024 W West End Ave.
Chicago IL 60644.

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

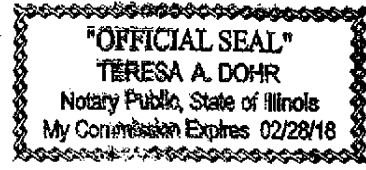
Dated January 23, 2018

Signature: _____
Grantor or Agent

Subscribed and sworn to before me by the
said grantor

this 23rd day of January
2018

[Signature]
Notary Public



The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

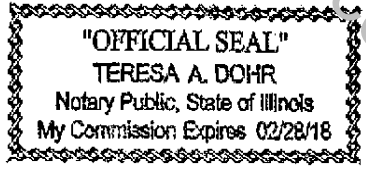
Dated January 23, 2018

Signature: _____
Grantee or Agent

Subscribed and sworn to before me by the
said grantee

this 23rd day of January
2018

[Signature]
Notary Public



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

[Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]