

UNOFFICIAL COPY

Doc#: 1805706124 Fee: \$50.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 02/26/2018 11:16 AM Pg: 1 of 2

Dec ID 20180201603773
ST/CO Stamp 0-119-392-800 ST Tax \$250.00 CO Tax \$125.00
City Stamp 0-938-949-152 City Tax: \$2,625.00

400366846

(1/3)

GIT

3800-4913
REO # C17087R

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS that FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION, P.O. Box 650043, Dallas, TX 75265-0043, ORGANIZED AND EXISTING UNDER THE LAWS OF THE UNITED STATES OF AMERICA, duly authorized to transact business in the State of Illinois, GRANTOR, for and in consideration of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration, receipt whereof is hereby acknowledged does hereby GRANT, CONVEY and SELL to BLACK SQUARE MIDWEST, LLC, address: 2125 S Laramie, Cicero, IL 60804, GRANTEE(S), all of the following described premises situated in Cook County, Illinois, to-wit:

LOT 18 AND THE NORTH 1/2 OF LOT 19 IN CLARKE AND SEATON'S RESUBDIVISION OF LOTS 1, 2, 3, 4, 5, 6, 7, 8, 16, 17, 18, 19, 20, 21, 22, 23 AND 24 IN BLOCK 2 IN JOHNSON'S ADDITION TO MONTE CLARE, A SUBDIVISION OF THE EAST 1/2 OF THE WEST 1/2 AND THE WEST 1/3 OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.



Commonly known as: 2741 N Nordica Ave., Chicago, IL 60707

Property Index No. 13-30-303-016-0000


To Have and To Hold the said premises unto the said GRANTEE(S), subject only to:

- (a) general real estate taxes for the 2017 and subsequent years;
- (b) building setback lines, rights, easements, limitations, covenants, conditions and/or restrictions of record;

And said grantor, hereby expressly waives and releases any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

REAL ESTATE TRANSFER TAX		23-Feb-2018	
	COUNTY:		125.00
	ILLINOIS:		250.00
	TOTAL:		375.00

13-30-303-016-0000 | 20180201603773 | 0-119-392-800

REAL ESTATE TRANSFER TAX		23-Feb-2018	
	CHICAGO:		1,875.00
	CTA:		750.00
	TOTAL:		2,625.00 *

13-30-303-016-0000 | 20180201603773 | 0-938-949-152
* Total does not include any applicable penalty or interest due.

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And the said GRANTOR, for itself and its successors, does warrant to the said GRANTEE(S), only that:

1. GRANTOR has not done or suffered to be done anything whereby the said premises hereby granted are, or may be in any manner, encumbered; and,
2. GRANTOR will forever defend the said premises against all persons lawfully claiming through GRANTOR, but not otherwise.

IN WITNESS WHEREOF, the said FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE UNITED STATES OF AMERICA, has signed these presents on its behalf, this 20TH day of February, 2018.

FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE UNITED STATES OF AMERICA by HAUSELMAN, RAPPIN & OLSWANG, LTD. Attorney in Fact

By: _____
Holder of Limited POA

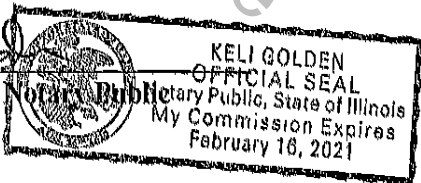
STATE OF ILLINOIS

COUNTY OF COOK

I, Keli Golden, a Notary Public in and for said County, in the State aforementioned, DO HEREBY CERTIFY that Daniel H. Olswang, personally known to me to be the officer of HAUSELMAN, RAPPIN & OLSWANG, LTD. holder of Limited Power of Attorney to execute documents from FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE UNITED STATES OF AMERICA and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such officer, he signed and delivered the said instrument, pursuant to authority given by the Board of Directors of said corporation as his free and voluntary act and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

GIVEN under my hand and official seal this 20th day of February, 2018.

Keli Golden



KELI GOLDEN
OFFICIAL SEAL
Notary Public, State of Illinois
My Commission Expires
February 16, 2021

Prepared by:
Hauselman, Rappin & Olswang, Ltd.
29 E. Madison St., Suite 950
Chicago, IL 60602
(312) 372-2020

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Suite 200
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