

# UNOFFICIAL COPY

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

Doc#: 1836006152 Fee: \$50.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 12/26/2018 01:01 PM Pg: 1 of 2

MAIL TAX BILL TO: *email to:*  
ATFS Property Preservation & Management Inc.  
12724 Lincoln St.  
Blue Island, IL 60406

Dec ID 20181201657840  
ST/CO Stamp 0-512-214-688 ST Tax \$33.50 CO Tax \$16.75

MAIL RECORDED DEED TO:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

180297357199

## SPECIAL WARRANTY DEED

THE GRANTOR, Federal National Mortgage Association ("Fannie Mae"), 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 hand paid, GRANTS, CONVEYS AND SELLS to THE GRANTEE(S) ATFS Property Preservation & Management Inc., of 12724 Lincoln Street Apt. 1F Blue Island, IL 60406-, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

LOTS 4 AND 5 IN BLOCK 3 IN TRUMAN PENFIELD'S ASHLAND AVENUE ADDITION TO WEST PULLMAN'S SUBDIVISION OF THE EAST HALF OF THE EAST HALF OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 30, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 25-30-416-028-0000 / 25-30-416-029-0000  
PROPERTY ADDRESS: 12508 South Ashland Avenue, Calumet Park, IL 60827-

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, leaders and drain tile, pipe or other conduit and all other matters of record affecting the property.

Attorney's Title Guaranty Fund, Inc.  
1 S. Wacker Dr. Ste 2400  
Chicago, IL 60606-4650  
Recording Department

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Special Warranty Deed *Continued*

Dated this DEC 11 2018

Federal National Mortgage Association ("Fannie Mae")

By: *[Signature]*

Codilis & Associates, P.C., its Attorney in Fact

Matthew J. Rosenberg

STATE OF Illinois )

) SS.

COUNTY OF DuPage )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Matthew J. Rosenberg Attorney in Fact for Federal National Mortgage Association ("Fannie Mae"), 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 signed, sealed and delivered the said instrument, as his/hers/their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this

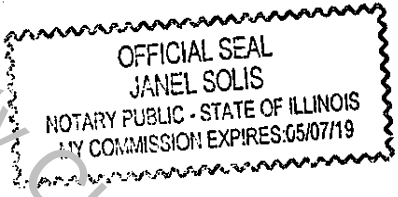
DEC 11 2018

*[Signature]*

Notary Public

My commission expires: \_\_\_\_\_

Exempt under the provisions of paragraph \_\_\_\_\_  
Section 4, of the Real Estate Transfer Act \_\_\_\_\_ Date  
\_\_\_\_\_ Agent.




Real Estate Transfer Tax  
**\$50.00**  
  
Calumet Park

Real Estate Transfer Tax  
**\$50.00**  
  
Calumet Park


Real Estate Transfer Tax  
**\$20.00**  
  
Calumet Park

Real Estate Transfer Tax  
**\$20.00**  
  
Calumet Park

Real Estate Transfer Tax  
**\$10.00**  
  
Calumet Park

Real Estate Transfer Tax  
**\$10.00**  
  
Calumet Park

Real Estate Transfer Tax  
**\$5.00**  
  
Calumet Park

Real Estate Transfer Tax  
**\$5.00**  
  
Calumet Park