

# UNOFFICIAL COPY

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



Doc# 1908845048 Fee \$42.00

MSRP FEE: \$9.00 RPRF FEE: \$1.00

AFFIDAVIT FEE: \$2.00

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 03/29/2019 01:19 PM PG: 1 OF 3

**MAIL TAX BILL TO:**

Georgia M. Holland  
10651 S Champlain Ave  
Chicago, IL 60628

**MAIL RECORDED DEED TO:**

Georgia M Holland  
1251 S Michigan Ave #401  
Chicago, IL 60605

## SPECIAL WARRANTY DEED

THE GRANTOR, Federal Home 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 considerations, in hand paid, GRANTS, CONVEYS AND SELLS to THE GRANTEE(S), Georgia M. Holland of , 1251 S. Michigan Avenue #401 Chicago, IL 60605-, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

LOT 40 IN BLOCK 1 IN THE PULLMAN LAND ASSOCIATION ADDITION TO PULLMAN BEING A SUBDIVISION IN THE EAST 1/2 OF THE SOUTHEAST 1/4 AND THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 15, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 25-15-228-026-0000

PROPERTY ADDRESS: 10651 S. Champlain Ave, Chicago, IL 60628-

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

**REAL ESTATE TRANSFER TAX**

29-Mar-2019



CHICAGO:	142.50
CTA:	57.00
<b>TOTAL:</b>	<b>199.50 *</b>

25-15-228-026-0000 | 20190301620761 | 1-439-006-112

\* Total does not include any applicable penalty or interest due.

**REAL ESTATE TRANSFER TAX**

29-Mar-2019



COUNTY:	9.50
ILLINOIS:	19.00
<b>TOTAL:</b>	<b>28.50</b>

25-15-228-026-0000 | 20190301620761 | 0-146-423-200

JH

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Dated this FEB 19 2019

Federal Home Loan Mortgage Corporation

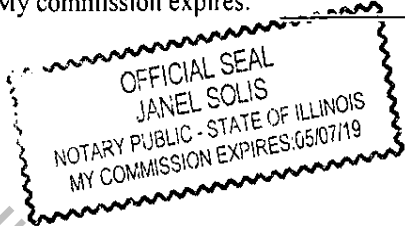
By: Jennifer Moses  
Codilis & Associates, P.C., its Attorney in Fact  
Jennifer Moses

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 Jennifer Moses Attorney in Fact for Federal 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 signed, sealed and delivered the said instrument, as his/her/their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this FEB 19 2019  
Janel Solis  
Notary Public  
My commission expires:

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



Property of Cook County Clerk's Office

# UNOFFICIAL COPY

## 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.

Date: 3/27/19

Signature: [Handwritten Signature]  
Grantor or Agent

Codilis & Associates, P.C.

Jennifer Moses

SUBSCRIBED and SWORN to before me on .



[Handwritten 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.

Date: 3/27/19

Signature: [Handwritten Signature]  
Grantee or Agent

Codilis & Associates, P.C.

Jennifer Moses

SUBSCRIBED and SWORN to before me on .



[Handwritten 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 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 Act.]