UNOFFICIAL COPY

PREPARED BY:

Codilis & Associates, P.C. Jennifer Moses, Esq. 15W030 N. Frontage Rd.

Burr Ridge, IL 60527

MAIL TAX BILL TO:

Jennifer M. Swallow

13060 W. Wrightwood

hicago, IL bobby the #2

MAIL RECORDED DEED TO:

Jennifer M. Swallow

3266 to Wrightwood Ave

180297358767

Doc#. 1914906050 Fee: \$98.00

Edward M. Moody

Cook County Recorder of Deeds

Date: 05/29/2019 10:16 AM Pg: 1 of 2

Dec ID 20190501672877

ST/CO Stamp 1-017-204-640 ST Tax \$260.00 CO Tax \$130.00

City Stamp 0-738-652-064 City Tax: \$2,730.00

SPECIAL WARRANTY DEED

THE GRANTOR, rederal 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) Jennifer M. Swallow, a Single woman of 1449 N. Artesian Avenue Chicago, IL 60622-, all interest in the following described real estate situated in the County of Cook, State of Illino s. to wit:

THE LAND REFERRED TO HEREIN BELOW IS STUDTED IN THE COUNTY OF COOK, STATE OF ILLINOIS IN DOCUMENT NUMBER 0831133161 AND IS DESCRIBED AS FOLLOWS:

PARCEL 1:

UNIT NUMBER 3266-2 N THE 2600 N. SAWYER CONDOMENTAM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOT 5 IN JOHN PREUSS' RESUBDIVISION OF LOTS 8, 9, 10, 11 AND 12 IN BLOCK 4 IN HITT, RUNYAN AND OTHERS' SUBDIVISION OF 39 ACRES IN THE EAST 1/2 OF THE SCUTHEAST 1/4 OF SECTION 26, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERYMAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDUMENT MINIUM RECORDED AS DOCUMENT NUMBER 0603410109; TOGETHER WITH ITS UNDIVIDED TERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-2 AND STORAGE SPACE S-3, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED AS EXHIBIT "D" TO THE AFORESAID DECLARATION, AS AMENDED FROM TIME TO TIME, IN COOK COUNTY, ILLINOIS.

SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

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 London FFICIAL COPY

PERMANENT INDEX NUMBER: 13-26-414-035-1008

PROPERTY ADDRESS: 3266 W Wrightwood Ave Unit 2, Chicago, IL 60647

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

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Dated this	
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	al News and News and Advantage (6673-mails News)
reder	ral National Mortgage Association ("Fannie Mae")
Ву:	dillim
STATE OF Illinois	Codilis & Associates, P.C., its Attorney in Fact
STATE OF Illinois) SS.	Jennifer Moses
COUNTY OF DuPage)	Jelliner Moses
Jennifer Moses Attorney in Fact f	d County, in the State aforesaid, do hereby certify that for Federal National Mortgage Association ("Fannie
Mae"), personally known to me to be the same person (instrument, appeared before me this day in person, and ackruhe said instrument, as his/her/their free and voluntary act, for the said instrument, as his/her/their free and voluntary act, for the said instrument, as his/her/their free and voluntary act, for the said instrument, as his/her/their free and voluntary act, for the same person (instrument, as his/her/their free and voluntary act, for the same person (instrument, as his/her/their free and voluntary act, for the same person (instrument, as his/her/their free and voluntary act, for the same person (instrument, as his/her/their free and voluntary act, for the same person (instrument, act, for the same person (instrument, act, for the said act, for th	nowledged that he/sl.e/rliey signed, sealed and delivered
Given under my hand and notarial seal, thi	MAY 0 3 2019
	unio le Stein
	Notary Public My commission expires:
	Υ .
Exempt under the provisions of paragraphDate Section 4, of the Real Estate Transfer ActDateAgent.	OFFICIAL SEAL JESSICA LEE STEVENS
1 20 at 101	NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES:04/21/20

Special Warranty Deed: Page 2 of 2