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Doc#: 2102742033 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/27/2021 09:48 AM Pg: 1 of 3

Dec ID 20201201679002
ST/CO Stamp 1-592-344-544 ST Tax \$145.00 CO Tax \$72.50
City Stamp 2-011-250-656 City Tax: \$1,522.50

MAIL TO:

ROMAN PEREZ
10836 S. AVE "E"
CHICAGO IL 60617
SPECIAL WARRANTY DEED
(CORPORATION TO INDIVIDUAL)
ILLINOIS 13ATT 194249567
1082

THIS INDENTURE, made this 4 day of December, 2020, between Fannie Mae a/k/a Federal National Mortgage Association (P.O. Box 650043, Dallas, TX 75265-0043), a corporation created and existing under and by virtue of the laws of the United States of America and duly authorized to transact business in the State of ILLINOIS, party of the first part, and Roman Perez (10404 S Avenue L, Chicago, IL 60617), party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of \$10.00 (Ten dollars and no/100s) in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to their heirs and assigns FOREVER, all the following described real estate, situated in the County of Cook and the State of Illinois known and described as follows, to wit:

SEE ATTACHED EXHIBIT A

SUBJECT TO ANY AND ALL COVENANTS, CONDITIONS, EASEMENTS, RESTRICTIONS AND ANY OTHER MATTERS OF RECORD.

Together with all and singular the hereditament and appurtenances thereunder belonging, or in otherwise appertaining, and the reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditament and appurtenances: TO HAVE AND HOLD the said premises as above described, with the appurtenances, unto the party of the second part, their heirs and assigns forever.

The Grantor promises or covenants to defend title to the property from and against all lawful claims and demands of all persons claiming by, through or under Grantor and none other.

PERMANENT REAL ESTATE INDEX NUMBER(S): 26-17-122-054-0000

PROPERTY ADDRESS(ES): 10836 South Avenue G, Chicago, IL, 60617

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Fannie Mae a/k/a Federal National Mortgage Association



By: McCalla Raymer Leibert Pierce, LLC
As Attorney in Fact
Stuart Gordan

STATE OF GA)
) SS
COUNTY OF FULTON)

I, Piper E. Witkowski, the undersigned, a notary public in and for said County, in the State aforesaid, do hereby certify that Stuart Gordan, personally known to me to be the attorney in fact for Fannie Mae a/k/a Federal National Mortgage Association, and 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 severally 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.

Signed or attested before me on 4 day of December, 2020.

Piper E. Witkowski
NOTARY PUBLIC

My commission expires

4/18/2021

This Instrument was prepared by
Nina Shawl / McCalla Raymer Leibert Pierce, LLC
1 North Dearborn, Suite 1200, Chicago, IL 60602

PLEASE SEND SUBSEQUENT TAX BILLS TO:

Roman Perez
10836 S. AVE 2nd
Chicago IL 60617-6113



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EXHIBIT "A"

LOT FIFTEEN (15) AND THE NORTH TEN (10) FEET OF LOT SIXTEEN (16) BLOCK TWO (2) IN LLOYD'S AND OTHERS SUBDIVISION OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 17, TOWNSHIP 37 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN SITUATED IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office