## **UNOFFICIAL COPY**

Doc#. 2128001328 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Dec ID 20210901673580

Date: 10/07/2021 10:26 AM Pg: 1 of 2

ST/CO Stamp 0-787-378-320 ST Tax \$100.00 CO Tax \$50.00

City Stamp 0-183-595-152 City Tax: \$1,050.00

SPECIAL WARRANTY DEED

Prepared without opinion by:

Neil R. Sherman Schneiderman & Sherman, P.C. 23938 Research Drive, Suite 300 Farmington Hills, MI 48335

Mail Tax Bill To:

Community Initiatives, Inc.

222 S. Riverside Piaza Ste. 380

Chicago, Illinois 60606

Mail Recorded Deed To:

One Stop Real Estate Services

23938 Research Drive, Suite 200

Farmington Hills, Michigan 48335

Reference No.: / C2000LC / 1701068915

THE GRANTOR, Fannie Mae a/k/a Federal National Mortgage Association whose address is: P.O. Box 650043, Dallas, Texas 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) Community Initiatives, Inc., whose address is: 222 S. Riverside Plaza Ste. 380, Chicago, Illinois 60606, all interest in the following described real estate situated in the County of Cook, and State of Illinois, described as:

Lot 22, in Block 7, in Chester Highlands Second Addition to Aubum Park, being a Subdivision of the East 7/8th of the South 1/4 of the Northeast 1/4 of the Northeast 1/4 of Section 32, Township 38 North, Pange 14, East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Index Number: 20-32-214-013-0000 Property Address: 8043 S. Peoria St., Chicago, IL 60620

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.



## **UNOFFICIAL COPY**

Dated this: October 1, 2021	
Signed and Sealed:	
Fannie Mae a/k/a Federal National Mortgage Associati  By: Schneiderman and Sherman, P.C., its Attorney in I  Erica Nichols  By: Limited Signing Officer  STATE OF MICHIGAN  }  COUNTY OF OAKLAND	Fact
I, the undersigned, a Notary Public in and for said Coun	ty, in the State aforesaid, do hereby certify that
	Fact for Fannie Mae a/k/a Federal National Mortgage
instrument, appeared before me this day in person, and	rion(s) whose name(s) is/are subscribed to the foregoing acknowledged that he/she/they signed, sealed and voluntar, act, for the uses and purposes therein set forth.
YAKISHA DALLAS NOTARY PUBLIC - STATE OF MICHIGAN COUNTY OF WAYNE My Commission Expires 06/10/2024 Acting in the County of	Notary Public: Julio he Dallas  Printed Name:  County,  My Commission Expires:
This conveyance is exempt from transfer taxation purs 45 Paragraph	uant to the Real Estate Transfer Tax Law, 35 ILCS 200/31
Date: Signed:	, Agent