

# UNOFFICIAL COPY

92831555

## SPECIAL WARRANTY DEED

STATE OF VIRGINIA )  
 ) KNOW ALL PERSONS BY THESE PRESENTS  
 COUNTY OF FAIRFAX )

THAT, the FEDERAL HOME LOAN MORTGAGE CORPORATION ("Grantor"), for and in consideration of the sum of Ten Dollars (\$10.00) in hand paid to Grantor by NORTHERN TRUST BANK, LAKE FOREST NATIONAL ASSOCIATION, as Trustee under Trust Agreement dated October 6, 1993, known as Trust No. 9181 ("Grantee"), whose mailing address is Deerpath and Bank Lane, Lake Forest, Illinois 60045 and for other good and valuable consideration, the receipt and sufficiency of which consideration are hereby acknowledged, has GRANTED, SOLD, and CONVEYED, and by these presents does GRANT, SELL, and CONVEY, unto Grantee that certain tract of real property located in Cook County, Illinois, as more particularly described on Exhibit A attached hereto, incorporated herein, and made a part hereof for all purposes, together with any and all rights appertaining thereto, and any and all of the improvements located thereon (said real property, together with any and all of the related improvements, rights, and appurtenances belonging or appertaining thereto, and any and all of the improvements located thereon, being herein collectively referred to as the "Property").

25<sup>00</sup>

TO HAVE AND TO HOLD the Property unto Grantee, its heirs, executors, administrators, legal representatives, successors and assigns forever, subject to the matters herein stated; and Grantor does hereby bind itself and its successors and assigns to WARRANT AND FOREVER DEFEND all and singular the Property unto Grantee, its heirs, executors, administrators, legal representatives, successors and assigns, against every person lawfully claiming by, through, or under Grantor, but not otherwise; provided, that this conveyance and the warranty of Grantor herein contained are subject to (a) the matters herein stated, (b) any and all matters of record, and (c) any and all leases covering or affecting all or any portion of the Property, and the rights of tenants under such leases.

Notwithstanding any provision herein to the contrary, Grantor makes no warranties of any nature or kind, whether statutory, express or implied, with respect to the physical condition of the Property (including, without limitation, any and all improvements located thereon and/or comprising a part

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Exempt under provisions of Paragraph B, Section 4, Real Estate Transfer Tax Act, 12 USC 1452(e) and Paragraph (b), Section 3-32-030B.7, Chicago Transaction Tax Ordinance.

10/12/53  
 Date

  
 Buyer, Seller or Representative

### BOX 333

1887 906 7831  
506th 44  
74 47905

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physical condition of the Property "AS IS, WITH ALL FAULTS."

Dated this 12th day of October, 1993.

GRANTOR

FEDERAL HOME LOAN MORTGAGE CORPORATION

X By: [Signature]  
Printed Name: Keith L. Hires

Title: Manager, REO Disposition

STATE OF VIRGINIA )  
COUNTY OF FAIRFAX )

BEFORE ME, the undersigned authority, on this day personally appeared Keith L. Hires, known to me to be the person whose name is subscribed to the foregoing instrument dated October 12, 1993, to me that he executed the same for the purposes and consideration therein expressed and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 12th day of October, 1993.

[Signature]  
Notary Public

[Notarial Seal]  
My Commission Expires: 1-31-95

This instrument was prepared by:

Stephen F. Galler, Esq.  
Arnstein & Lehr  
120 South Riverside Plaza  
Suite 1200  
Chicago, Illinois 60606-3913

After recording, please return this document to:

Rocael Beauford, Jr. Esq.  
11735 South Bell Avenue  
Chicago, Illinois 60643

COOK COUNTY, ILLINOIS  
FILED FOR RECORD

93 OCT 15 PM 2:32

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BOX 333

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## EXHIBIT "A"

LOTS 1, 2, 3, AND 4 IN BLOCK 3 IN 79TH STREET ADDITION TO CHELTENHAM BEACH, BEING A SUBDIVISION OF THAT PART OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 31, TOWNSHIP 38 NORTH, RANGE 15 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTHEASTERLY OF THE RIGHT OF WAY OF BALTIMORE AND OHIO RAILROAD COMPANY, IN COOK COUNTY, ILLINOIS.

PROPERTY ADDRESS: 7900-7908 South Essex  
Chicago, IL

Permanent Index No. 21-31-101-003

Subject to the following permitted exceptions:

1. General real estate taxes for the year 1993 and subsequent years not yet due and payable.
2. Existing unrecorded leases and all rights thereunder of the lessees and of any person claiming by, through or under the lessees.
3. Order entered in Case No. 92M1405674 for a permanent injunction to keep residential premises vacant, secured and not to rent, lease, use or occupy until the land is in full compliance.
4. Any acts performed by, through or under the Grantee.

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