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Cook County Recorder 27.50



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GIT

4277513(1/4)

SPECIAL WARRANTY DEED
REC CASE No: C011330

This Deed is from FEDERAL NATIONAL MORTGAGE ASSOC., a corporation organized and existing under the laws of the United States, having its principal office in the City of Washington, D.C. ("Grantor"), to Arthur Checchin ("Grantee"), and to Grantee's heirs and assigns.

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B

For value received, Grantor hereby grants, remises, aliens and conveys unto Grantee, and to Grantee's heirs and assigns forever herein, all of Grantor's right, title and interest in and to that certain tract or parcel of land situated in the County of Cook, State of Illinois, described as follows (the "Premises"):

1012 N. Avers Avenue, Chicago, IL 60651

4277513

And Grantor, for itself and its successors does covenant, promise and agree, to and with Grantee, Grantee's heirs and assigns, that Grantor has not done or suffered to be done anything whereby the Premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that Grantor will warrant and forever defend title to the Premises, against all persons lawfully claiming or who may claim the same, by, through or under Grantor but not otherwise.

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Grantor is exempt from all taxation imposed by any state, county, municipality, or local taxing authority, except for real property taxes.

Thus, Grantor is exempt from any and all transfer taxes.

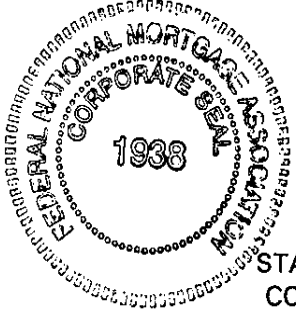
See, 12 U.S.C. 1723a (c) (2).

Adopted by resolution of paragraph B Section,
10-16-01

Date: 10/24, 2001
FEDERAL NATIONAL
MORTGAGE ASSOCIATION

By: [Signature]
Tony Fortner
Vice President

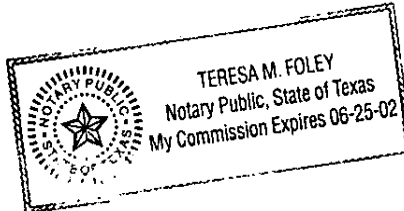
Attest: [Signature]
Deborah Komperda
Assistant Secretary



STATE OF TEXAS)
COUNTY OF DALLAS)

The foregoing instrument was acknowledged before me, a notary public commissioned in Dallas County, Texas this 24 Day of October, 2001 by Tony Fortner, Vice President, and Deborah Komperda, Assistant Secretary, of Federal National Mortgage Association, a United States Corporation, on behalf of the corporation.

[Signature]
Notary Public



Property of Cook County Clerk's Office

UNOFFICIAL COPY

THE SOUTH $\frac{1}{2}$ OF LOT 18 AND ALL OF LOT 19 IN BLOCK 3 IN THOMAS J. DIVENS SUBDIVISION OF THE WEST $\frac{1}{2}$ OF THE SOUTHWEST $\frac{1}{4}$ OF THE SOUTHWEST $\frac{1}{4}$ OF THE EAST $\frac{1}{2}$ OF THE NORTHWEST $\frac{1}{4}$ OF THE SOUTHWEST $\frac{1}{4}$ OF SECTION 2, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as: 1012 N. Avers Avenue
Chicago, Illinois 60651

P.I.N.: 16-02-311-035

Prepared By: Tony Fortner
Fannie Mae
Two Galleria Tower
13445 Noel Road, Suite 950
Dallas, TX 75240-5003

After Recording, Mail to: Mr. Howard Thrun
Attorney at Law
111 E. Busse, Ste. 504
Mount Prospect, Illinois 60056

STATEMENT BY GRANTOR AND GRANTEE

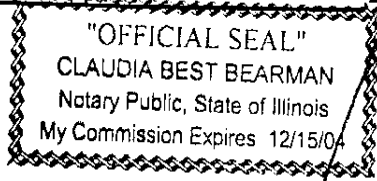
The grantor or his agent affirms that, to the best of his/her knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in the land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire real estate in Illinois or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated: 10-26, 2001.

[Handwritten Signature]
Signature

Subscribed to and sworn before me this 26 day of Oct, 2001.

[Handwritten Signature]
Notary Public



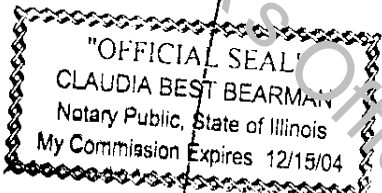
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 hold title to real estate under the laws of the State of Illinois.

Dated: 10-26, 2001.

[Handwritten Signature]
Signature

Subscribed to and sworn before me this 26 day of Oct, 2001.

[Handwritten Signature]
Notary Public



NOTE: ANY PERSON WHO KNOWINGLY SUBMITS A FALSE STATEMENT CONCERNING THE INDEMNITY OF A GRANTEE SHALL BE GUILTY OF A CLASS C MISDEMEANOR FOR THE FIRST OFFENSE AND OF 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 TAX ACT.)