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Doc#: 0422447032
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 08/11/2004 07:51 AM Pg: 1 of 3

GIT

4339523(1/2)

4339523 JP Mt

SPECIAL WARRANTY DEED
REO CASE No: C043722

This Deed is from FANNIE MAE A/K/A 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 **Malgorzata Milanowska** ("Grantee"), and to Grantee's heirs and assigns.

** AND PIOTR MILANOWSKI, NOT AS TENANTS IN COMMON, BUT AS JOINT TENANTS,*

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"):

3425 W. Evergreen Avenue, Chicago, Illinois 60651

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.

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).

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LOT 13 IN BLOCK 1 IN J.S. HAIR'S SUBDIVISION OF THE SOUTH ^{1/2} ~~1/4~~ OF
THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 2,
TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL
MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as: 3425 W. Evergreen Avenue
Chicago, Illinois 60651

P.I.N.: 16-02-221-011

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

After Recording, Mail to: Mr. Marek Loza
Attorney at Law
1701 E. Woodfield Road
Suite 541
Schaumburg, IL 60173

Tax Bills To/Grantees Address

Malgorzata Milanowski
3534 N. Nottingham Ave
Chicago, IL 60634

EXHIBIT A