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SPECIAL WARRANTY DEED

Rep. By

Completed By: Sutera, Ginali & Hagenauer
947 N. Plum Grove Road, Schaumburg, IL 60173



Doc#: 0504505318
Eugene "Gene" Moore Fee: \$30.00
Cook County Recorder of Deeds
Date: 02/14/2005 03:37 PM Pg: 1 of 4

THIS INDENTURE, made on the 14 day of Jan, 2005, by and between the Secretary of Veterans Affairs, an Officer of the United States of America, whose address is Department of Veterans Affairs, Washington, DC 20420, hereinafter referred to as Grantor, and duly authorized to transact business in the State of Illinois, party of the first part, and Betty Washington, Party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration 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, ALIENATE AND CONVEY unto the party of the second part, and to Betty Washington and her heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook and State of Illinois known and described as follows, to wit:

LOT 23 IN BLOCK 37 IN FORD CALUMET HIGHLANDS ADDITION TO WEST HAMMOND IN SECTION 7, TOWNSHIP 36 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and 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 hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part, Betty Washington, her heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, Betty Washington, her heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND as to matters of title.

Permanent Real Estate Numbers: 30-07-421-022

Address of the Real Estate: 621 Buffalo Ave.
Calumet City, IL 60409

FIRST AMERICAN TITLE
ORDER NUMBER 1029407
1063

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IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Director, the day and year first above written.

Pursuant to provisions of the 38 U.S.C. 3720 (a) (6) Secretary of Veterans Affairs does not seek to exercise exclusive jurisdiction over the within described property.

Secretary of Veterans Affairs
An Officer of the United States of America



By: _____ **MICHAEL MORELAND**
Its: _____ Director, VA REO

OCWEN Federal Bank, FSB
Pursuant to a delegation of authority
Contained in 38 C.F.R. § 36.4342 (f)

REAL ESTATE TRANSFER TAX

planned NO. **026836** *2-1-05*

Calumet City • City of Homes \$ *exempt*

REAL ESTATE TRANSFER TAX

planned NO. **028837** *2-1-05*

Calumet City • City of Homes \$ *416*

Exempt under provisions of
Paragraph 4, Section 31-45,
Property Tax Code.

1/14/05
Date Buyer, Seller or Representative

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Grant's Address
SEND SUBSEQUENT TAX BILLS TO:

MAIL TO:

Betty Washington
8246 Justine
Chicago IL 60620

Betty Washington
8246 Justine
Chicago IL 60620

STATE OF FLORIDA

ORANGE COUNTY

On this date, before me personally appeared **MICHAEL MORELAND**
Director, VA REO,
pursuant to a delegation of authority contained in 38 C.F.R.. §
36.4342 (f), to me known to be the person who executed the foregoing instrument on behalf of the Secretary
of Veterans Affairs, and acknowledged that he executed the same as the free act and deed of said Secretary.

In Witness Whereof, I have hereunto set my hand and affixed my official seal in the State of Florida
aforesaid, this 14 day of Jan, 2005.

Valerie Braxton
Notary Public

My term Expires: _____



Valerie Braxton
My Commission DD318917
Expires May 12, 2008

Property of Cook County Clerk's Office



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First American

First American Title Insurance Company
7831 West 95th Street
Hickory Hills, IL 60457
Phone: (708) 430-2932
Fax: (708) 430-3984

STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, 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 do business or acquire title to real estate under the laws of the State of Illinois.

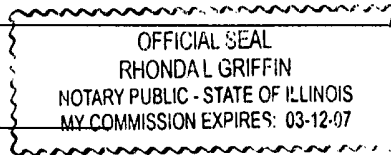
Dated: January 31, 2005

Signature: *David Buchanan*
Grantor or Agent

Subscribed and sworn to before me by the said _____, affiant, on January 31, 2005.

Notary Public

Rhonda L. Griffin



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 do business or acquire and hold title to real estate under the laws of the State of Illinois.

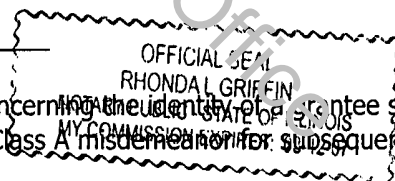
Dated: January 31, 2005

Signature: *David Buchanan*
Grantee or Agent

Subscribed and sworn to before me by the said _____, affiant, on January 31, 2005.

Notary Public

Rhonda L. Griffin



Note: Any person who knowingly submits a false statement concerning the identity 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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)