

# UNOFFICIAL COPY



Doc#: 0605943160 Fee: \$28.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 02/28/2006 09:42 AM Pg: 1 of 3

SPECIAL WARRANTY DEED  
REO CASE No: C05B085

This Deed is from **FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION** a Corporation organized and existing under the laws of the United States, having its principal office in the City of Washington, D.C., ("Grantor"),  
**Hannelore Merritt** ("Grantee").

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For value received, Grantor hereby grants, remises, aliens and conveys unto Grantee, and to Grantee's heirs and assigns forever, but without recourse, representation or warranty, except as expressed 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"):

**4020 W. 100th St., Oak Lawn, IL 60453**

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).

Exempt under provisions of  
Paragraph 6, Section 31-45,  
Property Tax Code.

2/28/06 [Signature]  
Date Buyer, Seller or Representative


20P4  
FIRST ADMINISTRATIVE  
#1297025

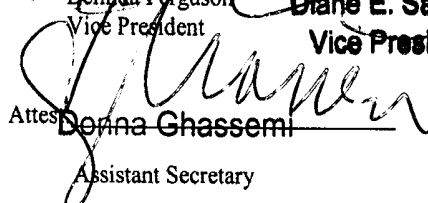
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February 8, 2006



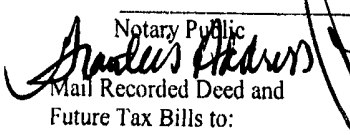
FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION

By:   
 Belinda Ferguson **Diane E. Sanders**  
 Vice President Vice President

Attest:   
 Donna Chassem  
 Assistant Secretary

STATE OF TEXAS )  
 ) SS  
 COUNTY OF DALLAS )

The foregoing instrument was acknowledged before me, a notary public commissioned in Dallas County, Texas this 8th Day of February, 2006 by Belinda Ferguson, Vice President, and Donna Chassem, Assistant Secretary, of Fannie Mae a/k/a Federal National Mortgage Association, a United States Corporation, on behalf of the corporation.

  
 Notary Public  
 Mail Recorded Deed and  
 Future Tax Bills to:

Hannelore Merritt  
 4020 W. 100th St.  
 Oak Lawn, IL 60453



This document was prepared by:

Fisher and Shapiro, LLC

Property of Donna Chassem  
Cook County Clerk's Office

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## LEGAL DESCRIPTION

THE WEST 20 FEET OF LOT 25 AND LOT 26 (EXCEPT THE WEST 30 FEET THEREOF) IN BLOCK 3 IN BEVERLY LAWN BEING A SUBDIVISION OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF SECTION 10, TOWNSHIP 37 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

*Pin# 24-10-423-037*

Property of Cook County Clerk's Office