

SPECIAL WARRANTY DEED

THE F.I GRANTOR. INVESTMENTS, INC. an Illinois corporation, organized and existing under and by virtue of the laws of the State of Illinois, having its principal office at the following address: 126 Doolin, Lemont, Illinois, for and in consideration of Ten (\$10.00) Dollars, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS MOHAMMAD A. H'NNAWI, individual, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit: Coop Court Doc#: 0609704202 Fee: \$28.00 Eugene "Gene" Moore RHSP Fee:\$10.00 Cook County Recorder of Deede

Cook County Recorder of Deeds Date: 04/07/2006 12:30 PM Pg: 1 of 3

LEGAL DESCRIPTION: SEE **EXHIBIT A** ATTACHED HERETC AND MADE A PART HEREOF.

hereby releasing and waiving all rights under and by virtue of the Homestead I aws of the State of Illinois.

SUBJECT TO: (i) non-delinquent general real estate taxes and special taxes or assessments; (ii) applicable zoning and building laws and ordinances and other ordinances of record; (ii) encroachments, if any; (iv) acts done or suffered by Purchaser or anyone claiming by, through or under Turchaser; (v) leases and licenses affecting the Property; (vi) covenants, conditions, agreements, building lines, set backs and restrictions of record; (vii) easements recorded at any time prior to Closing; and (viii) liens, encroachments and other matters over which the Title Insurance Company (as hereinafter defined) is willing to insure over at Seller's expense; provided, however, that the title exceptions described in (ii), (iii), (v), (vi), (vii) or (viii), above shall not prohibit the Purchaser's use of the Property as a single-family residence.

The Grantor Warrants to the Grantees and His Successors in Title That It Has Not Created or Permitted to Be Created Any Lien, Charge or Encumbrance Against Said Real Estate Which Is Not Shown among the Title Exceptions Listed Above; and Grantor Covenants That It Will Defend Said Premises to the Extent of the Warranties Made Herein Against Lawful Claims of All Persons.

PERMANENT REAL ESTATE INDEX NUMBER: 24-08-102-022,0000; 24-08-102-023-0000 ADDRESS OF REAL ESTATE: 9539 South Merton, Oak Lawn, Illinois 60453



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IN WITNESS WHEREOF, said Grantor has caused its name to be signed to these present by its President this 29 day of March, 2006.

> FJ Investments, Inc. By: Frank Caruso, Vice-President

STATE OF ILL INOIS)) SS. COUNTY OF COCK

I, the undersigned, a No ary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that on this day personally appeared Frank Caruso known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that the same was the act of FJ INVESTMENTS, INC., and that he executed the same as the act and deed of the corporation for the purposes and consideration therein expressed and in the capacity therein stated.

Given under by hand and official seal, this 21 day of March, 2006.

Notary Public

This instrument was prepared by:

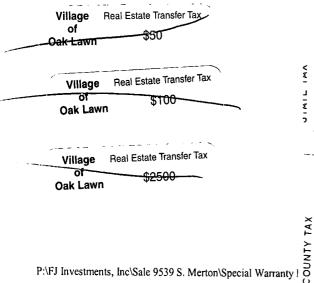
Dennis W. Winkler Dennis W. Winkler, Ltd. 3051 Oak Grove Drive, Suite 220 Downers Grove, IL 60515-1181

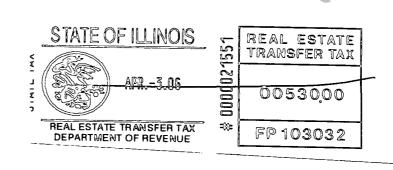
OR RECORDER'S OFFICE BOX NO.

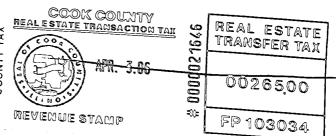
After Recording please mail and send Subrequent Tax Bills to:

Mohammad Hinrawi 9539 South Merton Oak Lawn, Illinois 60453

> OFFICIAL SEAL DENNIS W WINK LER NOTARY PUBLIC - STATE OF ILL INDIC MY COMMISSION EXPIRES:02/2//10







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EXHIBIT A

LOTS 22 AND 23 IN BLOCK 2 IN H. O. STONE AND COMPANY'S 95TH STREET COLUMBUS MANOR, BEING A SUBDIVISION OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8 TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PROPERTY ADDICESS: 9539 SOUTH MERTON, OAK LAWN, ILLINOIS 60453

PIN: 24-08-102-022-0006; 24-08-102-023-0000