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Doc#: 0622847040 Fee: \$30.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 08/18/2006 02:00 PM Pg: 1 of 4

GIT

(d/i)

GIT 4372042

SPECIAL WARRANTY DEED
REO CASE No: C061801

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 **Suraiya Baig** ("Grantee"), and to Grantee's heirs and assigns.

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"):

17620 Country Club Lane, Country Club Hills, IL 60478

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).

Grantee herein shall be prohibited from conveying captioned property to a bonafide purchaser for value for a sales price of greater than **\$96,000.00** for a period of three months from the date of this deed.

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Executed in presence of witnesses B Section 4
 Real Estate Transfer Act
 Date: 8-11-06 Coleen Wirtel/mm
 State of Texas

Grantee shall also be prohibited from encumbering subject property with a security interest in the principal amount of greater than **\$96,000.00** for a period of three months from the date of this deed. These restrictions shall run with the land and are not personal to Grantee.

This restriction shall terminate immediately upon conveyance at any foreclosure sale related to a mortgage or deed of trust.

Date: August 11, 2006
 FANNIE MAE A/K/A FEDERAL NATIONAL
 MORTGAGE ASSOCIATION

vcd 8/11/06
 CITY OF COUNTRY CLUB HILLS
 EXEMPT
 REAL ESTATE TRANSFER TAX



By: [Signature]

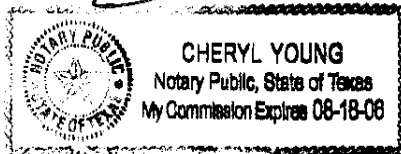
Vice President

Attest: [Signature]
 Donna Ghassemi
 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 11 Day of August,
 2006, by the foregoing, Vice President, and
DONNA GHASSEMI, Assistant Secretary, of Federal National
 Mortgage Association, a United States Corporation, on behalf of the
 corporation

Notary Public



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LOT 339 IN BLOCK 6 IN WINSTON PARK UNIT 3, A SUBDIVISION IN THE NORTHWEST $\frac{1}{4}$ OF SECTION 35, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOS ON AUGUST 9, 1971 AS DOCUMENT NUMBER 2573513 IN COOK COUNTY, ILLINOIS.

Commonly known as: 17620 Country Club Lane
Country Club Hills, Illinois 60478

P.I.N.: 28-35-104-011

Prepared By: Belinda Phillips
Fannie Mae
International Plaza II
14421 Dallas Parkway, Ste. 1000
Dallas, TX 75254-2916

After Recording, Mail to: Bill Peters
Attorney at Law
237 S. La Grange Rd
FRANKFORT, IL 60423

EXHIBIT A

Property of Cook County Clerk's Office

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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 and hold title to real estate under the laws of the State of Illinois.

Dated 8/11, 2006 Signature: X Cheryl Stewart
Grantor or Agent

Subscribed and sworn to before me by the
said _____

this 11 day of August

2006

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

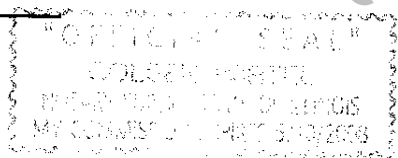
Dated 8/11, 2006 Signature: X Cheryl Stewart
Grantee or Agent

Subscribed and sworn to before me by the
said _____

this 11 day of August

2006

Notary Public



NOTE: Any Persons 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 of ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.}