

UNOFFICIAL COPY



Doc#: 0904229024 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 02/11/2009 12:01 PM Pg: 1 of 3

2 of 3
FATE
1843384

SPECIAL WARRANTY DEED
REO CASE No: C088971

FIRST AMERICAN TITLE

CORDER #

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"), **Marcus Dawson and Luz Dawson, as Joint Tenants ("Grantee")**

Husband and wife as Tenants by the Entirety

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")

3003 Monroe St., Bellwood, IL 60104

15-16-201-064-0000

See Legal Description attached hereto and made a part hereof

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, municipal, or local taxing authority, except for real property taxes. Thus, Grantor is exempt from any and all transfer taxes.~~
~~Sec. 12 U.S.C. 1723a (c) (2).~~

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LEGAL DESCRIPTION

LOT 34 (EXCEPT THE WEST 5.4 FEET) AND LOT 35 (EXCEPT THE EAST 4 FEET) OF BLOCK 1 IN THE SUBDIVISION OF THE NORTHWEST 1/4 OF SECTION 16, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office