# **UNOFFICIAL COPY**



Doc#: 0928031062 Fee: \$62.00 Eugene "Gene" Moore RHSP Fee:\$10.00 Cook County Recorder of Deeds Date: 10/07/2009 12:27 PM Pg: 1 of 3

Special Warranty Deed

## LEGAL DESCRIPTION FOR FILE # 14-08-25974

### Legal Description:

LOT 1 (EXCEPT THE NORTH 24 FEET) AND ALL OF LOT 2 IN BLOCK 5 IN THE SUBDIVISION OF BLOCKS 5, 12 AND 13 IN DEWEY AND HOGG'S SUBDIVISION OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**Permanent Index Number:** 

20-30-108-049

**Property Address:** 

7202 S. Claremont Avenue Chicago, IL 60636

0928031062 Page: 2 of 3

This Deed is from 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"), Bank of America., 475 Cross Point Parkway, Getzville, New York 14068 (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, 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"):

### 7202S CLAREMONT AVE, Chicago, IL 60636

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 to 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 laviv ly claiming or who may claim the same, by, through or under Grantor but not other vise.

Granto: 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 ary and all transfer taxes. See, 12 U.S.C. 172? a (c) (2).

Date: August 13, 2008

NATIONAL MORTGAGE ASSOCIATION

Asst. Vice President

Mark Carthledge Assistant Secretary

STATE OF TEXAS SS

COUNTY OF DALLAS

The foregoing instrument was acknowledged before me, a notary projic commissioned in Dallas County, Texas this 13th day of August, 2008 by Kenneth Fitzpatrick, Asst. Vice President, and Mark Carthledge, Assistant Secretary, of Federal National Mortgage Association, a United States Corporation, on behalf of the corporation.

> Tax Exempt pursuant to paragraph  $\mathcal{G}_{-}$ , Section 4, of the Real Estate Transfer Tax Act

TOSHEBA R. JONES Comm. Exp. 10-26-11

0928031062 Page: 3 of 3

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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 of Assignment of Beneficial Interest in 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 Signature: Grantor or Agent Subscribed and sworn to before me By the said This 13, day of f Notary Public The Grantee or his Agent affirms and were uses 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 of 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. Gautee or Agent Subscribed and sworn to before me By the said This 13-12, day of 21

Note: Any person who knowingly submits a false statement concerning the identity of Grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

Notary Public <

(Attach to Deed or ABI to be recorded in Cook County, Illinois if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)