### **UNOFFICIAL COPY**

Doc#: 0931657057 Fee: \$42.00 Eugene "Gene" Moore RHSP Fee: \$10.00

Cook County Recorder of Deeds
Date: 11/12/2009 11:36 AM Pg: 1 of 4

((0-27-09)

SPECIAL WARRANTY DEED RIEO CASE NO: CO8P838 PENDATS BY Entirety

This Doed is from FANNIE MAE A/K/A FEDERAL NATIONAL MORTGACL 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 **Muhammad F. Siddiqi and Atiya** 

Siddiqi ("Grantee"), and to Grantee's heirs and assigns.

\* husband and wiff in of as tenants in Common for a superior for value received, Granton hereby grants, remises, aliens and conveys unto Grantee, and to Grantee's heirs and assigns forever herein, all of Granton'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"):

#### 1233 Roselle Rd., Schaumburg, IL 60193

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 Fremises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that Grantor will warrant and forever detend 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).



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## **UNOFFICIAL COPY**

10-13-07 Chan

	ົ່ງa`e: <b>October</b>	, 2009				
FAINNIE MAE A/K/A FEDERAL NATIONAL						
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	. 1111111	/ / seistan	t Secretary			
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	COUNTY OF DALLAS	)				
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	The foregoing instrument was acknowledged before me, a notary public					
	commissioned in Dallas County, Texas this Day of October,					
an I	2009 by D	ane E. Sander	, Vice P	resident, and		
Michael Simmons	, Assistant Secretary, of Federal National Mortgage Association, a United					
2) Williams	States Corporation on the	ehalf of the corpora	ation.	0.		
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			Self in Self	CHRISSY GRENNIER	To as	
	Notary Public		# 12 : \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \	ary Public, State of My Commission Exp	00	
	$\bigcirc$			September 21, 20	11	
			The state of the s			

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## **UNOFFICIAL COPY**

LOT 13 IN BLOCK 7 IN BRANIGAR'S MEADOW KNOLLS. A SUBDIVISION OF THE SOUTHWEST 1/4 OF SECTION 27 AND THE NORTH 1/2 OF SECTION 34, TOWNSHIP 41 NORTH. RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as: 1233 Rosell Road

Schaumburg, IL 60193

P.I.N.: 07-34-213-013

Prepared By: Michael J. Simmons

Fannie Mae

International Plaza II

14421 Dallas Parkway, Ste. 1000

Dallas, TX 75254-2916

After Recording, Mail to:

Mr. Gerardo Badiano Attorney at Law 20063 Rand Road Palatine, IL 60074

Tax bills to:

Muhammad F. Siddigi
1233 Rosell Rd
Schaumburg IL 100193

EXHIBIT A

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# UNOFFICIAL COPY 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 Jol. 25, 2009 Signature: Mille	Orantor or Agent
Subscribed and sworn to before me by the	<b>.</b>
said	
this 2t day of SE07	
2509 D. May 9-1	OFFICIAL SEAL DARLENE A. KOSIN NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES: 06/02/10
Notary Public  The grantee or his agent affirms and verifies that the name of the assignment of beneficial interest in a land trust is either a natural profession corporation authorized to do business or acquire and hold partnership authorized to do business or acquire and field title to rearecognized as a person and authorized to do business or acquire and laws of the State of Illinois.  Dated Lat. 25 , 200 Signature:	person, an Illinois corporation or title to real estate in Illinois, a il estate in Illinois, or other entity
Dated AGPT , NOO Signature: Make G	Cantee or Agent

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.

OFFICIAL SEAL DARLENE A. KOSIN NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES: 06/02/10

{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.}

said

Subscribed and sworn to before me by the

day of .