

# UNOFFICIAL COPY

MAIL TO:

*Attorney Otis Wright*  
*1 South Dearborn, 21st Floor*  
*Chicago, IL 60603*

SPECIAL WARRANTY DEED  
(CORPORATION TO INDIVIDUAL)  
ILLINOIS



Doc#: 1005035090 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 02/19/2010 11:26 AM Pg: 1 of 3

090360801691

THIS INDENTURE, made this 6th day of JANUARY, 2010, between **Fannie Mae a/k/a Federal National Mortgage Association**, a corporation organized and existing under the laws of the United States of America and duly authorized to transact business in the State of Illinois, party of the first part, and **Antoine Humphries**, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of \$10.00 (Ten dollars and no/100s) in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to their heirs and assigns, FOREVER, all the following described real estate, situated in the County of COOK and the State of Illinois known and described as follows, to wit:

**SEE ATTACHED EXHIBIT A**

GRANTEE HERIN SHALL BE PROHIBITED FROM CONVEYING CAPTIONED PROPERTY TO A BONAFIDE PURCHASER FOR VALUE FOR A SALES PRICE GREATER \$14,400.00 FOR A PERIOD OF 3.00 MONTH(S) FROM THE DATE OF THIS DEED, GRANTEE SHALL ALSO BE PROHIBITED FROM ENCUMBERING SUBJECT PROPERTY WITH A SECURITY INTEREST IN THE PRINCIPAL AMOUNT OF GREATER THAN \$14,400.00 FOR A PERIOD OF 3.00 MONTH(S) 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.

SUBJECT TO ANY AND ALL COVENANTS, CONDITIONS, EASEMENTS, RESTRICTIONS AND ANY OTHER MATTERS OF RECORD.

Together with all and singular the hereditament and appurtenances thereunder belonging, or in otherwise appertaining, and the reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditament and appurtenances: TO HAVE AND HOLD the said premises as above described, with the appurtenances, unto the part of the second part, their heirs and assigns forever.

The Grantor promises or covenants to defend title to the property from and against all lawful claims and demands of all persons claiming by, through or under Grantor and none other.

PERMANENT REAL ESTATE INDEX NUMBER(S) **20-29-201-020-0000**  
PROPERTY ADDRESS(ES):

**7143 S. May St., Chicago, IL, 60621**

*C.F.*  
*2*

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## EXHIBIT A

Lot 36 in Block 1 in E.M. Condit's Subdivision of the West 1/2 of the Northwest 1/4 of the Northeast 1/4 of Section 29, Township 38 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Property of Cook County Clerk's Office

STATE TAX

STATE OF ILLINOIS



FEB. 15. 10

REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE


# 000032081

REAL ESTATE TRANSFER TAX
0001200
FP326652

COUNTY TAX

COOK COUNTY

REAL ESTATE TRANSACTION TAX



FEB. 15. 10


REVENUE STAMP

# 000046965

REAL ESTATE TRANSFER TAX
00006,00
FP326665

CITY TAX

CITY OF CHICAGO



FEB. 15. 10

REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE

# 000000037

REAL ESTATE TRANSFER TAX
00125,00
FP326650

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Fannie Mae a/k/a Federal National Mortgage Association

By: *[Signature]*  
As Attorney in Fact

PLACE CORPORATE SEAL HERE

STATE OF IL )  
COUNTY OF COOK ) SS

I, Brin Quick the undersigned, a notary public in and for said County, in the State aforesaid, do hereby certify that ANDREW J. NELSON, personally known to me to be the attorney in fact for Fannie Mae a/k/a Federal National Mortgage Association, and personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that he/she/they signed, sealed and delivered the said instrument, as his/her/their free and voluntary act for the uses and purposes therein set forth.

GIVEN under my hand and official seal this 6th day of January, 2010.

*[Signature]*  
NOTARY PUBLIC  
8/2/2011

My commission expires:

This instrument was prepared by PIERCE & ASSOCIATES, P.C.,  
1 North Dearborn, Suite 1300, Chicago, IL 60602



Exempt under the provision of \_\_\_\_\_  
Section 4, of the Real Estate Transfer Act \_\_\_\_\_ Date: \_\_\_\_\_  
Agent.

PLEASE SEND SUBSEQUENT TAX BILLS TO:

ANTOINE HUMPHRIES  
P.O. Box 379401  
Chicago, IL 60637