

# UNOFFICIAL COPY



Doc#: 1007812051 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 03/19/2010 09:33 AM Pg: 1 of 4

American Title  
1933635

SPECIAL WARRANTY DEED  
REO CASE No: C08W09M

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"), **Yvon Marolt and or Aspr. of Illinois** ("Grantee")

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"):

**1872 Downing Ave, Westchester, IL 60154**

**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, 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).

pin # 15-20-410-059-0000

**TRANSFER STAMP**  
CERTIFICATION OF COMPLIANCE  
Village of Westchester  
Kmp 3-10-10

C.J.  
4

# UNOFFICIAL COPY

STATE TAX  
 STATE OF ILLINOIS  
 MAR. 16. 10  
 REAL ESTATE TRANSFER TAX  
 DEPARTMENT OF REVENUE



REAL ESTATE TRANSFER TAX  
 00205.00  
 FP 103027  
 000005077 #

COUNTY TAX  
 COOK COUNTY  
 REAL ESTATE TRANSACTION TAX  
 MAR. 16. 10  
 REVENUE STAMP



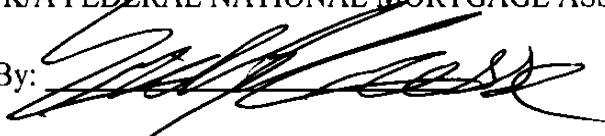
REAL ESTATE TRANSFER TAX  
 00102.50  
 FP 103025  
 000005087 #

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

March 8, 2010

FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION

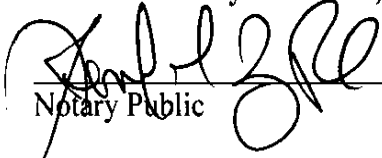
By: 

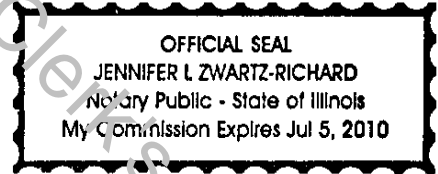
Fisher and Shapiro, LLC its attorney in fact

STATE OF ILLINOIS

COUNTY OF COOK

I, Jennifer L. Zwartz-Richard a Notary Public in and for the County in the State aforesaid, do hereby certify that Michael Fisher, personally known to me to be the same person whose name is subscribed in the foregoing instrument, appeared before me this day in person and acknowledged that he/she signed the said instrument for the uses and purposes therein set forth. Given under my hand and official seal this **8th Day of March, 2010**.

  
Notary Public



Mail Recorded Deed and Future Tax Bills to:



Yvon Marolt and or Aspire of Illinois  
~~1872 Downing Ave~~ 9344 S McVicker  
~~Westchester, IL 60154~~ OAKLAW IL  
60453

This document was prepared by:

Fisher and Shapiro, LLC

200 N. LaSalle Street, Suite 2840  
Chicago, IL 60601

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## EXHIBIT A

### LEGAL DESCRIPTION

Legal Description: LOT 257 (EXCEPT THE NORTH 2 1/2 FEET THEREOF) AND THE NORTH 15 FEET OF LOT 256 AND THE EAST 10 FEET OF THE VACATED ALLEY LYING WEST AND ADJOINING IN GEORGE F. NIXON AND COMPANY'S 22ND STREET ADDITION TO WESTCHESTER IN THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AS DOCUMENT NUMBER 10521215, IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 15-20-410-059-0000 Vol. 0169

Property Address: 1872 Downing Ave, Westchester, Illinois 60154

PROPERTY OF Cook County Clerk's Office