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Doc#: 1021635048 Fee: \$44.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 08/04/2010 10:26 AM Pg: 1 of 5

SPECIAL WARRANTY DEED
REO CASE No: C100R6T

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"), **Guadalupe Castañeda** ("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"):

^{PA:}
2528 Collins St., Blue Island, IL 60406

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 (e) (2).~~


FIRST AMERICAN TITLE
ORDER NUMBER 2061391

S Y
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INT 10

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STATE TAX	STATE OF ILLINOIS	REAL ESTATE TRANSFER TAX
	JUL. 30. 10	00049.00
REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	# 000008253	FP 103027

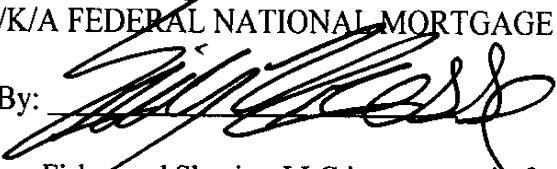
COUNTY TAX	COOK COUNTY REAL ESTATE TRANSACTION TAX	REAL ESTATE TRANSFER TAX
	JUL. 30. 10	00024.50
REVENUE STAMP	# 000008253	FP 103028

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July 15, 2010

FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION

By: 

Fisher and Shapiro, LLC its attorney in fact

Property of Cook County Clerk's Office

STATE OF ILLINOIS

SS

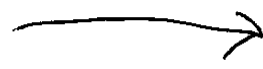
COUNTY OF COOK



I, Malgorzata Rejment, a Notary Public in and for the County in the State aforesaid, do hereby certify that Emily Kressel, 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 15th Day of July, 2010.

M. Rejment
Notary Public

Mail Recorded Deed and
Future Tax Bills to:



Guadalupe Castaneda
2528 Collins St.
Blue Island, IL 60406

This document was prepared by:

Fisher and Shapiro, LLC

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

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GRANTEE HEREIN SHALL BE PROHIBITED FROM CONVEYING CAPTIONED PROPERTY TO A BONAFIDE PURCHASER FOR VALUE FOR A SALES PRICE OF GREATER THAN \$58,680.00 FOR A PERIOD OF THREE MONTHS 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 \$58,680.00 FOR A PERIOD OF THREE MONTHS 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.

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LEGAL DESCRIPTION

LOT 19 AND 20 (EXCEPT THE EAST 38.00 FEET THEREOF) IN BLOCK 1 IN SOUTH HIGHLANDS, BEING A SUBDIVISION OF THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 AND THE NORTH 1/2 OF LOTS 1 AND 2 IN THE ASSESSOR'S DIVISION OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 25, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

24-25-410-041-0000

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