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Doc#: 1105412340 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 02/23/2011 02:18 PM Pg: 1 of 4

SPECIAL WARRANTY DEED
REO CASE No: C1018WK

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"), **Dorian Flowers** ("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"):

4950 South King Drive, Chicago, IL 60615

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).

1st ~~...~~ order # 2121575

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Property of Cook County Clerk's Office

STATE OF ILLINOIS
 REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE
 FEB. 14. 11
 000017034 #

REAL ESTATE TRANSFER TAX
 00017.00
 FP 103027

COOK COUNTY
 REAL ESTATE TRANSACTION TAX
 COUNTY TAX
 FEB. 15. 11
 000017044 #

REAL ESTATE TRANSFER TAX
 00008.50
 FP 103028

CITY OF CHICAGO
 REAL ESTATE TRANSACTION TAX
 DEPARTMENT OF REVENUE
 FEB. 15. 11
 000012717 #

REAL ESTATE TRANSFER TAX
 00178.50
 FP 102812

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January 25, 2011

FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION

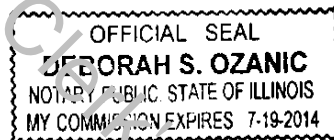
By: _____

Fisher and Shapiro, LLC its attorney in fact

STATE OF ILLINOIS)
) SS
COUNTY OF COOK

I, Nebojans Ozanic 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 **25th Day of January, 2011**.

Nebojans Ozanic
Notary Public



Mail Recorded Deed and
Future Tax Bills to:

Dorian Flowers
4950 South King Drive
Chicago, IL 60615

This document was prepared by:
Fisher and Shapiro, LLC
200 N. LaSalle
Chicago, IL 60601

Street, Suite 2840

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EXHIBIT A

LEGAL DESCRIPTION

Legal Description: Unit 2B in 4950 South King Drive Condominiums as delineated on a survey of the following described real estate: Lot 4 and the North 1/2 of Lot 5 in Block 1 in Hardin's Subdivision of the South 1/2 of the North 1/2 of the Southeast 1/4 of the Northwest 1/4 of Section 10, Township 38 North, Range 14, East of the Third Principal Meridian, which survey is attached as Exhibit "D" to the Declaration of Condominium recorded as Document No. 0516703113, as amended from time to time, together with its undivided percentage interest in the common elements, in Cook County, Illinois.

Permanent Index #'s: 20-10-117-022-1010 Vol. 0253

Property Address: 4950 S. King Dr. #2B, Chicago, Illinois 60615

Property of Cook County Clerk's Office