

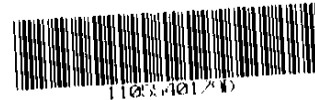
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MAIL TO: Deed + Tax Bill

Elise R. Yanders
1244 Resaca Pl.
Pittsburgh, PA 15212

SPECIAL WARRANTY DEED
(CORPORATION TO INDIVIDUAL)
ILLINOIS



Doc#: 1105540179 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 02/24/2011 03:13 PM Pg: 1 of 3

THIS INDENTURE, made this 29th day of January, 2011, 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 **Elise R. Yanders**, 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 HEREIN SHALL BE PROHIBITED FROM CONVEYING CAPTIONED PROPERTY TO A BONAFIDE PURCHASER FOR VALUE FOR A SALES PRICE GREATER THAN \$55,320 FOR A PERIOD OF 3 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 FOR GREATER THAN \$55,320 FOR A PERIOD OF 3 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) 20-03-305-038-1002

PROPERTY ADDRESS(ES):

4318 S. King Dr., Unit 1N, Chicago, IL, 60653

Cook County Fund, Inc.
Cook County Recorder of Deeds
Cook County Department

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2/2/11

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Fannie Mae a/k/a Federal National Mortgage Association

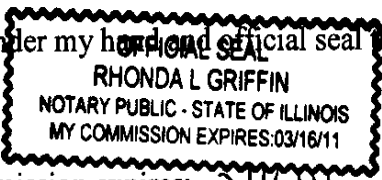
PLACE CORPORATE SEAL HERE

By: [Signature]
As Attorney in Fact

STATE OF ILLINOIS)
COUNTY OF COOK) SS

I, Rhonda L. Griffin the undersigned, a notary public in and for said County, in the State aforesaid, do hereby certify that Frederine G. Jile, 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~~ official seal this 21st day of January, 2011.
[Signature]
NOTARY PUBLIC




My commission expires: 3/16/11

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.

CITY TAX

CITY OF CHICAGO



FEB. 17. 11


REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000000260

REAL ESTATE TRANSFER TAX
00488.25
FP326650

COUNTY TAX

COOK COUNTY



FEB. 17. 11


REAL ESTATE TRANSACTION TAX
REVENUE STAMP

0000002091

REAL ESTATE TRANSFER TAX
00023.25
FP326665

STATE TAX

STATE OF ILLINOIS



FEB. 17. 11

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000002353

REAL ESTATE TRANSFER TAX
00046.50
FP326652

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EXHIBIT A

Unit No. 1-N in South Park Condominium as delineated on a Survey of the following described real estate: Lots 9 and 10 in N. H. Honore's Subdivision of part of the Northeast 1/4 of the Northeast 1/4 of the Southwest 1/4 of Section 3, Township 38 North, Range 14, East of the Third Principal Meridian in Cook County, Illinois, which Survey is attached as Exhibit "A" to the Declaration of Condominium filed as Document No. 98116949 together with its undivided percentage interest in the common elements, in Cook County, Illinois.

Property of Cook County Clerk's Office