

# UNOFFICIAL COPY



Doc#: 1200919062 Fee: \$42.25  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 01/09/2012 02:00 PM Pg: 1 of 3

## SPECIAL WARRANTY DEED

GRANTOR, FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION (herein, "Grantor"), whose address is 14221 Dallas Parkway, Suite 1000, Dallas, TX 75254, for and in consideration of Ten and No/100 Dollars (\$10.00), and for other good and valuable consideration, GRANTS, BARGAINS AND SELLS to GRANTEE, JINGBO XIE and CHEN ZHANG, husband and wife, as tenants by the entireties (herein, "Grantee"), whose address is 45256 Roundview Drive, Novi, MI 48575, all of Grantor's interest in and to the following described real estate located in Cook County, Illinois:

SEE EXHIBIT A ATTACHED HERETO.

Property Address: 9232 South Green Street,  
Chicago, IL 60620

Permanent Index Number: 25-05-411-035-0000

Subject to general taxes for the year of this deed and all subsequent years; building lines, easements, covenants, conditions, restrictions, and other matters appearing of record, if any.

To have and to hold said premises forever.

Dated this 2 day of December, 2011.

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)

Grantee herein shall be prohibited from conveying captioned property for a sales price of greater than \$45,600.00 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 of greater than \$45,600.00 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. The restrictions shall terminate immediately upon conveyance at any foreclosure sale related to a Mortgage of Deed of Trust.

### When recorded return to:

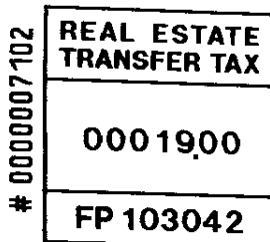
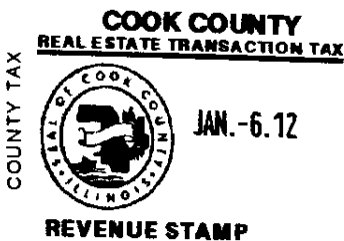
TRACY MCMASTER  
PERFORMANCE TITLE OF  
MISSISSIPPI, LLC  
4405 E. ALOHA DRIVE, NO. 2  
DIAMONDHEAD, MS 39525

### Send subsequent tax bills to:

JINGBO XIE  
CHEN ZHANG  
45256 ROUNDVIEW DRIVE  
NOVI, MI 48575

### This instrument prepared by:

STEVEN A. WILLIAMS, ESQ.  
213 BRENTSHIRE DRIVE  
BRANDON, FL 33511



S ✓  
P ✓  
S ✓  
M ✓  
SC ✓  
E ✓  
INT ✓

# UNOFFICIAL COPY

GRANTOR

Fannie Mae a/k/a Federal National Mortgage Association

By: \_\_\_\_\_  
Printed Name: **STEPHANIE JACKSON**  
Title: \_\_\_\_\_

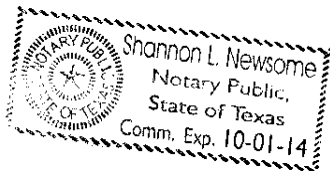
**ASST. VICE PRESIDENT**

STATE OF **TEXAS**  
COUNTY OF **DALLAS**

This instrument was acknowledged before me on 11/16/14, by STEPHANIE JACKSON, as ASST. VICE PRESIDENT of Fannie Mae a/k/a Federal National Mortgage Association.

[Affix Notary Seal]

Notary signature: \_\_\_\_\_  
Printed name: \_\_\_\_\_  
My commission expires: \_\_\_\_\_



STATE OF ILLINOIS

STATE TAX



JAN. - 6. 12

REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 0000007267

REAL ESTATE  
TRANSFER TAX

00038.00

FP 103037

Property address: 9232 South Green Street, Chicago, IL 60620

# UNOFFICIAL COPY

## EXHIBIT A

[Legal Description]

**THE SOUTH 10TH OF THE NORTH 1/4THS OF THE EAST HALF OF BLOCK 7 IN CENTRAL ADDITION TO SOUTH ENGLEWOOD, BEING A SUBDIVISION OF BLOCKS 2, 3, 4, 5, 6, 7 AND 8 OF HALSTED ST. ADDITION TO WASHINGTON HEIGHTS, IN THE SOUTHEAST QUARTER OF SECTION 5, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

Commonly known as 9232 SOUTH GREEN STREET, CHICAGO, IL 60620

Property Index No. 25-05-411-030-0000

This property is NOT the homestead real property of grantor.

*The preparer of this document has been engaged solely for the purpose of preparing this instrument, has prepared the instrument only from the information given and has not been requested to provide, nor has the preparer provided, an examination of the legal description, an opinion on title or advice on the tax, legal or non-legal consequences that may arise as a result of the conveyance, nor has such preparer verified the accuracy of the amount of consideration stated to have been paid or upon which any tax may have been calculated.*