

UNOFFICIAL COPY



Doc#: 1303641113 Fee: \$42.00
Karen A. Yarbrough RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 02/05/2013 12:43 PM Pg: 1 of 3

SPECIAL WARRANTY DEED
REO CASE No: C111MP9

First American Title
Order # 7075563

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"), ~~Ibaan Naqvi and Moham Naqvi, husband and wife~~, ("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 , State of Illinois, described as follows (the "Premises"):

143 N. Westgate Rd., Des Plaines, IL 60016
PIN#09-07-305-018-0000

Subject to: Taxes for year 2012 and subsequent years

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).

S Y
P 13
S N
SC Y
INT D

Exempt deed or instrument
eligible for recordation
without payment of tax.

Alle Allen 1-24-13
City of Des Plaines

REAL ESTATE TRANSFER		01/29/2013	
	COOK		\$82.50
	ILLINOIS:		\$165.00
	TOTAL:		\$247.50

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January 17, 2013

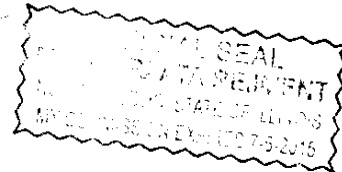
Fannie Mae a/k/a Federal National Mortgage Association

By Michael Fisher, Fisher and Shapiro, LLC
Its Attorney in Fact

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 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 January 17, 2013

Malgorzata Rejment
Notary Public



Mail Recorded Deed and
Future Tax Bills to:
Ibaad Naqvi and ~~Mohsin Naqvi~~
143 N. Westgate Rd.
Des Plaines, IL 60016

This document was prepared by:
Fisher and Shapiro, LLC
200 N. LaSalle Street, Suite 2840
Chicago, IL 60601

Property of Cook County Clerk's Office

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EXHIBIT A

LEGAL DESCRIPTION

Legal Description: LOT 11 IN HERZOG'S FIFTH ADDITION TO DES PLAINES, BEING A SUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF SECTION 7, AND PART OF THE NORTHWEST 1/4 OF SECTION 18, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 09-07-305-018-0000 Vol. 0086

Property Address: 143 North Westgate Road, Des Plaines, Illinois 60016

Property of Cook County Clerk's Office