

# UNOFFICIAL COPY



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Doc#: 1322635091 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 08/14/2013 12:13 PM Pg: 1 of 3

## SPECIAL WARRANTY DEED REO CASE No: C13026G

Village of Oak Lawn Real Estate Transfer Tax \$50 01467

Village of Oak Lawn Real Estate Transfer Tax \$100 01000

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"), **Roosevelt Davis and Roosevelt Davis Jr.**, ("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"):

**10330 S. Komensky Ave., Oak Lawn, IL 60453**  
**PIN#24-15-204-113-1008**

**Subject to:** Taxes for year 201~~1~~<sup>3</sup> 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).

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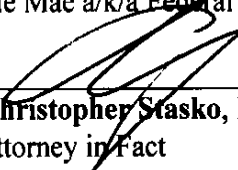
<b>REAL ESTATE TRANSFER</b>	08/02/2013
<b>COOK</b>	\$15.00
<b>ILLINOIS:</b>	\$30.00
<b>TOTAL:</b>	\$45.00

1st AMERICAN TITLE order # 2402916

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July 17, 2013

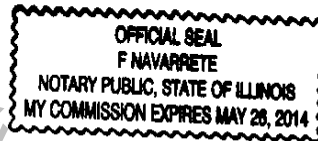
Fannie Mae a/k/a Federal National Mortgage Association

By  Christopher Stasko, Fisher and Shapiro, LLC  
Its Attorney in Fact

STATE OF Illinois )  
 ) SS  
COUNTY OF Lake )

I, ~~Frank Navarrete~~, a Notary Public in and for the County in the State aforesaid, do hereby certify that **Christopher Stasko**, 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 July 17, 2013

  
Notary Public



Mail Recorded Deed and  
Future Tax Bills to:  
Roosevelt Davis and Roosevelt Davis  
Jr.  
10330 S. Komensky Ave.  
Oak Lawn, IL 60453

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

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## LEGAL DESCRIPTION

Unit 10330-B in the Oakwood Condominium as delineated on a survey of the following described real estate: The North 112 feet of the South 345 feet of the East 1/2 of the Lot 2 (except the East 33 feet thereof) in Longwood Acres being a subdivision of the Northeast 1/4 and the East 1/2 of the Northwest 1/4 and the West 1/2 of the Southeast 1/4 of Section 15, Township 37 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois; which survey is attached as Exhibit "B" to the declaration of condominium recorded as document number 96051884; together with its undivided percentage interest in the common elements

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