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Doc#: 1625662060 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 09/12/2016 01:47 PM Pg: 1 of 3

Dec ID 20160801652044
ST/CO Stamp 0-857-299-776
City Stamp 0-368-335-680 City Tax: \$540.00

SPECIAL WARRANTY DEED
REO CASE No: C150F8S



Property of Cook County Clerk's Office
11/10/16 5:07:15 PM
RM107

This Deed is from **Fannie Mac** a/k/a **Federal National Mortgage Association** a Corporation organized and existing under the laws of the United States, P.O. Box 650043, Dallas, TX 75265-0043, ("Grantor"), **National Association for Debt Education & Assistance**, ("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"):

4653 North Harding Avenue, Chicago, IL 60625

PIN#13-14-108-003-0000

Subject to: Taxes for year 2015 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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August 30, 2016

Fannie Mae a/k/a Federal National Mortgage Association




By **Joseph M. Herbas**, Shapiro Kreisman & Associates, LLC
Its Attorney in Fact

Joseph M. Herbas

STATE OF Illinois)
) SS
COUNTY OF Cook)

I, **Christine Nunez**, a Notary Public in and for the County in the State aforesaid, do hereby certify that **Joseph M. Herbas**, 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 August 30, 2016.



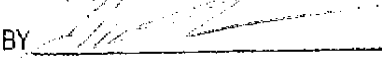
Notary Public



Mail Recorded Deed and
Future Tax Bills to:
National Association for Debt Education &
Assistance
4653 North Harding Avenue
Chicago, IL 60625

This document was prepared by:
Shapiro Kreisman & Associates, LLC
200 N. LaSalle Street, Suite 2840
Chicago, IL 60601

THIS TRANSACTION IS EXEMPT UNDER
PARAGRAPH (B) OF THE REAL ESTATE
TRANSFER ACT AS AMENDED.

BY 
DATE 9/1/16
REPRESENTATIVE

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LEGAL DESCRIPTION

LOT 46 IN BLOCK 3 IN TRYON AND DAVIS' ADDITION TO IRVING PARK, A SUBDIVISION IN THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 14, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office