## CH FORM 39 UNOFFICIA 1-65-217047-9 Rev. 5/6/86

SPECIAL WARRANTY DEED

This Deed is from 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"), to Roosevelt Bass, unmarried ("Grantee"), and to Grantee's heirs and assigns.

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"):

LOT 44 IN DOUGLAS PARK SECOND ADDITION TO CHICAGO, BEING A SUBDIVISION OF PART OF LOT  $\epsilon$  OF THE CIRCUIT COURT PARTITION OF THE WEST 1/2 OF THE WEST 1/2 OF SECTION 24, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF THE NORTH LINE OF THE SOUTH 1/2 OF SAID SECTION AND NORTH OF THE NORTH LINE OF CHICAGO, BURLINGTON AND QUINCY RAILROAD COMPANY'S KIGHT OF WAY, IN COOK COUNTY, ILLINOIS.

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). DEPT-01 RECOMMEN 7#2222 TEAN 1589 96/04/91 16:49:09

Date: May 20, 1991

Witnessed: (Michigan and Ohio

properties only)

ASSOCIATION Cem 21. Beule By:

Anna d. Bender

Assirtant Vice President

#1163 # B ×-91-267914

COOK COUNTY RECORDER FEDERAL NATIONAL MORTGAGE \$13.29

Attest:

watt a W Jadith A. Mangan Assistant Secretary

91267974

STATE OF ILLINOIS

COUNTY OF COOK

SS

16-24-305-033 2015 W. Chilerton Crop. 411. 60623

a notary The foregoing instrument was acknowledged before me, public commissioned in Cook County, Illinois, this 20th day of May, 1991 by, Anna H. Bender Assistant Vice President, and Judith A. Mangan, Assistant Secretary, of Federal National Mortgage Association, a United States corporation, on behalf of the corporation.

College M. Kenny Motars Policy State : My Commission Expires 3/24/92

allin M Knny Kenny, Notary Public Colleen M.

This instrument was prepared by Vitetta Kapsalis Buhler, Federal National Mortgage Association, One South Wacker Drive, Suite 3100, Chicago, Illinois 60606.

lefter become make to

## **UNOFFICIAL COPY**

Property of Coot County Clert's Office

1267914