## SPECIAL WARRANTY DEED

File No: Case No:

Saturn Title LLC 1030 W. Higgins Road, Suite 365 Park Ridge, IL 60068 Phone: 847-696-1000

THIS AGREEMENT, made and entered into this \_\_\_\_\_ day of \_\_\_\_\_, by and between Secretary of Housing and Urban Development, of Washington, D.C., also known as the United States Department of Housing and Urban Development, party of the first part and \_\_\_\_\_, his/her/their heirs and assigns, party(ies) of the second part.

WITNESSETH that for an in consideration of the sum of TEN DOLLARS (\$10.00), the receipt of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby grant, bargain, sell, convey and confirm unto the said party(ies) of the second part, the following described real estate, commonly known as which is legally described

as follows:

(See Attached Legal Description)

Being the same property acquired by the party of the first part pursuant to the provisions of the National Housing Act, as amended (12 U.S.C. 1701 et seq.) and the Department of Housing and Urban Development Act (79 Stat. 667).

SAID CONVEYANCE is made subject of all covenants, easements, restrictions, reservations, conditions and rights appearing of record against the above described property; also SUBJECT to any state of facts which an accurate survey of said property would show.

AND THE SAID party of the first part does hereby covenant with the said party(ies) of the second part that it has not done, or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner incumbered or charges, except as herein recited; and that said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it will warrant and defend.

Buyer's Acknowledgement:

IN WITNESS WHEREOF, the undersigned has set his/her hand and seal for and on behalf of the

Secretary of Housing and Urban Development, under authority and by virtue of a delegation of authority published at 70 FR 43171 on July 26, 2005 by the Department of Housing and Urban Development

Signed, sealed and Delivered in the present of:

Secretary of Housing and Urban Development

By:\_\_\_\_\_

for the United States Department of Housing and Urban Development, an agency of the United States of America.

**"EXEMPT" under provisions of Paragraph (b),** Section 4, Real Estate Transfer Tax Act.

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Date	Duyer,	Seller	or Re	presentative

 STATE OF \_\_\_\_\_\_
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 COUNTY OF \_\_\_\_\_\_
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Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared \_\_\_\_\_\_\_, who is personally well known to me and known to be the person who executed the foregoing instrument bearing the date \_\_\_\_\_\_, by virtue of the above cited authority and acknowledged the foregoing instrument to be his/her free act and deed on behalf of \_\_\_\_\_\_\_, HUD's delegated Management and Marketing Contractors by virtue of a delegation of authority published at 70 FR 43171 on July 26, 2005 for the Secretary of Housing and Urban Development, of Washington, D.C., also known as the United States Department of Housing and Urban Development, an agency of the United States of America.

Witness my hand and official seal this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_.

Notary Public

My commission expires:

## PREPARED BY AND MAIL TO:

## SEND SUBSEQUENT TAX BILLS:

Saturn Title LLC 1030 W. Higgins Rd, Suite #365 Park Ridge, IL 60068 LEGAL DESCRIPTION

PROPERTY ADDRESS: **PIN NO..**