

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.**

_____)
Date Buyer, Seller or Representative

STATE OF _____)
COUNTY OF _____) SS.

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

SEND SUBSEQUENT TAX BILLS:

LEGAL DESCRIPTION

PROPERTY ADDRESS:
PIN NO..