SPECIAL WARRANTY DEED

File No:

CA CA Address CA Address CA Address Zip

THIS AGREEMENT, made and entered into this ______ day of ______, 2013, 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 **BUYER NAME**, BUYER ADDRESS, BUYER TOWN, IL BUYER ZIP 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 **HUD PROPERTY ADDRESS** 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 (42 U.S.C. 3531 et. seq.).

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:

<mark>Buyer Name</mark>

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 the Redelegation of Authority

published at 77 Fed. Reg. 37252, Page 37258 (June 20, 2012.)

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)))SS.
COUNTY OF) 55.

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______, 2013, by virtue of the above cited authority and acknowledged the foregoing instrument to be his/her free act and deed on _____, HUD's delegated Management and Marketing Contractors behalf of under the Redelegation of Authority published at 77 Fed. Reg. 37252, Page 37258 (June 20, 2012.) 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 _____, 2013.

Notary Public

My commission expires:_____

SEND SUBSEQUENT TAX BILLS:

PREPARED BY AND MAIL TO: CA CA Address CA Address CA Address, zip

LEGAL DESCRIPTION

INSERT FULL LEGAL DESCRIPTION

PROPERTY ADDRESS: FULL ADDRESS