

# UNOFFICIAL COPY



Doc#: 0726131039 Fee: \$30.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 09/18/2007 10:56 AM Pg: 1 of 4

Property of Cook County Clerk's Office

## SPECIAL WARRANTY DEED

### COVER PAGE

This Page Is Being Added To Allow For Recording Stamp

After Recording  
Mail To:

Forum Title Insurance Company  
27 E. Monroe Street; Suite 1100  
Chicago, IL 60603  
312-924-7355

Grantees Address/Mail Tax Bill To:

Guy Williams  
1507 E. 53<sup>rd</sup> Street #139  
Chicago, IL 60615

hc

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SPECIAL WARRANTY DEED


Mail to:

\_\_\_\_\_

Send subsequent tax bills to:

\_\_\_\_\_

STATE TAX



SEP. 18. 07


REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 0000019455

|                          |
|--------------------------|
| REAL ESTATE TRANSFER TAX |
| 00115.00                 |
| FP 103037                |

COUNTY TAX

COOK COUNTY  
REAL ESTATE TRANSACTION TAX



SEP. 18. 07

REVENUE STAMP

# 0000031735

|                          |
|--------------------------|
| REAL ESTATE TRANSFER TAX |
| 00057.50                 |
| FP 103042                |

CHANGING THE BUYER WITHOUT SELLER'S WRITTEN CONSENT IS VOID

THIS INDENTURE, made this 20<sup>th</sup> day of August, 2007, between **HSBC MORTGAGE SERVICES INC.**, a corporation created and existing under and by virtue of the laws of the United States of America and duly authorized to transact business in the State of ILLINOIS, party of the first part, and **GUY WILLIAMS**, an UK married person, individually, party of the second part. WITNESSETH, that the party of the first part, for and in consideration of the sum of \$10.00 (Ten dollars and no/100s) in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, LIEN AND CONVEY unto the party of the second part, and to their heirs and assigns, FOREVER, by, through and under Grantor only, but not otherwise, all the following described real estate, situated in the County of **COOK** and the State of Illinois known and described as follows, to wit:

SEE ATTACHED LEGAL DESCRIPTION

SUBJECT TO ANY AND ALL COVENANTS, CONDITIONS, EASEMENTS, RESTRICTIONS AND ANY OTHER MATTERS OF RECORD.

Together with all hereditaments and appurtenances thereunder belonging, or in otherwise appertaining, and the reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditament and appurtenances: TO HAVE AND HOLD the said premises as above described, with the appurtenances, unto the part of the second part, their heirs and assigns forever.

P.I.N. (S): 20-14-202-076-1136

ADDRESS(ES): 1401 E 55<sup>TH</sup> STREET, UNIT 216, CHICAGO, IL 60615

City of Chicago  
Dept. of Revenue  
529936



Real Estate  
Transfer Stamp  
\$862.50

09/18/2007 10:36 Batch 09341 22

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IN WITNESS WHEREOF, said party of the first part has caused its name to be signed to by its (Office) Dana M. Hoppus,  
 (Name) \_\_\_\_\_, (Name) \_\_\_\_\_, (Name) \_\_\_\_\_,  
 (Office) \_\_\_\_\_, (Office) \_\_\_\_\_, (Office) \_\_\_\_\_,  
 the day and year first above written.

Dana M. Hoppus  
 Asst. Vice President

Russell C. Wirbicki  
 Asst. Secretary

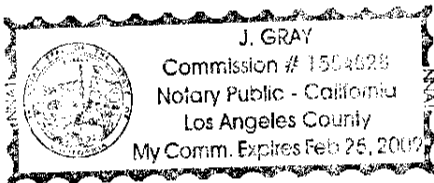
BY: **HSBC MORTGAGE SERVICES, INC.**

By: Dana M. Hoppus Attest: Russell C. Wirbicki  
 Dana M. Hoppus  
 Asst. Vice President  
 Russell C. Wirbicki  
 Asst. Secretary

State of California )  
 ) SS.  
 County of Los Angeles )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Dana M. Hoppus,  
 personally known to me to be a Asst. Vice President of  
**HSBC MORTGAGE SERVICES, INC.** and Russell C. Wirbicki, personally  
 known to me to be a Asst. Secretary of said  
 corporation, and personally known to me to be the same persons  
 whose names are subscribed to the foregoing instrument, appeared  
 before me this day in person, and acknowledged that they signed,  
 sealed and delivered the said instrument pursuant to authority  
 given by the Board of Directors of said corporation, as their free  
 and voluntary act and deed of said corporation, for the uses and  
 purposes therein set forth.

Given under my hand and official seal, this 20 day of August,  
 2007.



J. Gray  
 Notary Public

My commission expires on February 25, 2009.

This instrument was prepared by Russell C. Wirbicki, 27 E. Monroe Street, Suite 1100, Chicago, IL 60603.

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## LEGAL DESCRIPTION

PARCEL 1:

UNIT 216 NORTH, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN UNIVERSITY PARK CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 24684928, AS AMENDED, OF SECTIONS 11 AND 14, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE NO. P6, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 24684928.

P.I.N. (S): 20-14-202-076-1136

ADDRESS(ES): 1401 E 55<sup>TH</sup> STREET, UNIT 216, CHICAGO, IL 60615

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