

SPECIAL WARRANTY DEED  
(CORPORATION TO INDIVIDUAL)

MAIL TO:  
Cynthia D. Holden  
19404 Oakwood  
Lynwood, Illinois 60419



NAME & ADDRESS OF TAXPAYER:  
Cynthia D. Holden  
19404 Oakwood  
Lynwood, Illinois 60411

THIS INDENTURE, made this 8th day of September, 1999, between GRANTOR(S), HSBC Mortgage Corporation (USA) F/K/A Marine Midland Mortgage Corporation, a corporation created and existing under and by virtue of the laws of the State of Delaware and duly authorized to transact business in the State of \_\_\_\_\_, party of the first part, and Cynthia D. Holden of 14328 Ellis, Dolton, in the County of Cook, in the State of Illinois, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of ten Dollars (\$10.00) and other good and valuable consideration 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, ALIEN AND CONVEY unto the party of the second part, and to \_\_\_\_\_ heirs and assigns, FOREVER, all the following described real estate, situated in the County of \_\_\_\_\_ and State of Illinois known and described as follows, to wit:

LOT 11 IN OAKWOOD MANOR SUBDIVISION, BEING A SUBDIVISION OF PART OF THE EAST 1/2 OF THE WEST 1/4 (EXCEPT THE WEST 200 FEET OF THE NORTH 435.60 FEET THEREOF) OF THE NORTHEAST 1/4 OF SECTION 7, TOWNSHIP 35 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining and the reversion and 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 hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part, \_\_\_\_\_ heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, \_\_\_\_\_ heirs and assigns, 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 charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, WILL WARRANTY AND DEFEND, subject to:

ATGF, INC

1/2 1109909

PROPERTY OF COOK COUNTY CLERK'S OFFICE

UNOFFICIAL COPY

05008311

general real estate taxes not due & payable; building lines & laws & ordinances, use or occupancy restrictions, conditions and covenants of record; zoning laws & ordinances; public & utility easements which serve the premises; public roads & and highways, if any; party wall rights & agreements if any, limitations & conditions by the Illinois Condominium Property

Permanent Index No:  
33-07-206-041

Property Address:  
19404 Oakwood, Lynwood, Illinois 60411

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Asst. Vice President, and attested by its Asst. Secretary, the day and year first above written.

HSBC Mortgage Corporation (USA)

(Name of Corporation)

By

*Maureen E. Denler*

Asst. Vice President MAUREEN E. DENLER #8696

Attest:

*Diana Robinson*  
Asst. Secretary

DIANA ROBINSON  
AVP, #7179

STATE OF NEW YORK )  
 ) SS  
COUNTY OF ERIE )

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that MAUREEN E. DENLER #8696 personally know to me to be the Asst. Vice President of HSBC Mortgage Corporation, F/K/A Marine Midland Mortgage, a corporation, and DIANA ROBINSON personally known to me to be the Asst. Secretary of said corporation, and personally know to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and severally acknowledged that as such Asst. Vice President and Asst. Secretary, they signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority, given by the Board of Directors of said corporation as their free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and notary seal, this 8th day of September, 1999.

*Elizabeth Stueck*

Notary Public

09038314  
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ELIZABETH C. GLUSZEK  
Notary Public, State of New York  
Qualified in Erie County

(seal)

My commission expires My Commission Expires Oct. 31, 1999

COUNTY - ILLINOIS TRANSFER STAMPS

Exempt Under Provision of  
Paragraph \_\_\_\_\_ Section 4,  
Real Estate Transfer Act  
Date: \_\_\_\_\_

Prepared By:  
Codilis & Associates, P.C.  
7955 S. Cass Ave.  
Darien, Illinois 60561

Signature: \_\_\_\_\_

Property of Cook County Clerk's Office

STATE TAX	STATE OF ILLINOIS NOV. - 1.39 REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	# 000004432	REAL ESTATE TRANSFER TAX
			00146.00
			FP326652

COUNTY TAX	COOK COUNTY REAL ESTATE TRANSACTION TAX NOV. - 2.99 REVENUE STAMP	# 000004444	REAL ESTATE TRANSFER TAX
			000730.00
			FP326665