

# UNOFFICIAL COPY

**PREPARED BY:**

Codilis & Associates, P.C.  
15W030 N. Frontage Rd.  
Burr Ridge, IL 60527



Doc#: 0928005123 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 10/07/2009 12:50 PM Pg: 1 of 3

**MAIL TAX BILL TO:**

Jake L. Dorman and Elizabeth L. Ganz  
656 Lakeside Circle Dr.  
Wheeling, IL 60090

**MAIL RECORDED DEED TO:**

Jake L. Dorman and Elizabeth L. Ganz  
656 Lakeside Circle Dr.  
Wheeling, IL 60090

## SPECIAL WARRANTY DEED

THE GRANTOR, HSBC Bank USA, National Association as Trustee for Deutsche Bank ALT-A Securities Mortgage Loan Trust, Series 2007-AR3, a corporation organized and existing under the laws of the State of SC, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, GRANTS, CONVEYS AND SELLS to Jake L. Dorman and Elizabeth L. Ganz \* JLD ELG of 1360 Anthony Wheeling, IL 60090- , all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

**PARCEL 1:**

UNIT NUMBER 2, BUILDING NUMBER 17, LOT NUMBER 3 IN LAKESIDE VILLAS, UNIT 2 BEING A RESUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 9, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**PARCEL 2:**

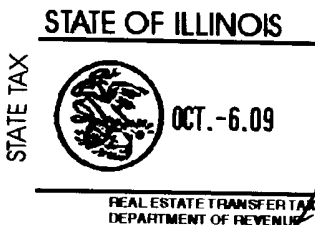
EASEMENT FOR INGRESS AND EGRESS, APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1, AS SET FORTH IN THE DECLARATION DATED DECEMBER 9, 1971 AND RECORDED DECEMBER 17, 1971 AS DOCUMENT NO. 21751908 AND AS AMENDED BY DOCUMENT DATED MARCH 23, 1972 AND RECORDED MARCH 30, 1972 AS DOCUMENT NO. 21851782 AND AMENDED BY DOCUMENT DATED APRIL 25, 1972 AND RECORDED MAY 1, 1972 AS DOCUMENT NO. 21884592 AND FURTHER AMENDED BY DOCUMENT DATED MAY 8, 1972 AND RECORDED MAY 15, 1972 AS DOCUMENT NO. 21902197, ALL IN COOK COUNTY, ILLINOIS.

03-09-404-058

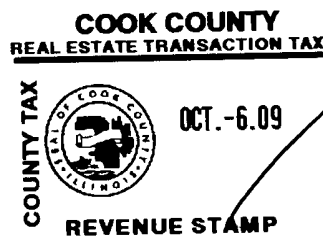
656 Lakeside Circle Drive, Wheeling, IL 60090

GRANTOR, for itself and its successors and assigns, hereby covenants and represents that it has not done, or suffered to be done, anything whereby the premises hereby conveyed is, or may be, in any manner encumbered or charged, except as recited herein, and that it will warrant and defend the premises against all persons lawfully claiming by, through or under grantor, subject to: general real estate taxes not yet due or payable, any special assessments not yet due or payable; building, building line and use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances, easements for public utilities; drainage ditches, feeders and drain tile, pipe or other conduit and all other matters of record affecting the property.

Attorneys' Title Guaranty Fund  
1 S. Wacker Rd., STE 2400  
Chicago, IL 60606-4650  
Attn: Search Department



REAL ESTATE TRANSFER TAX
00153.00
# 0000029825
FP326652



REAL ESTATE TRANSFER TAX
00076.50
# 0000044710
FP326665

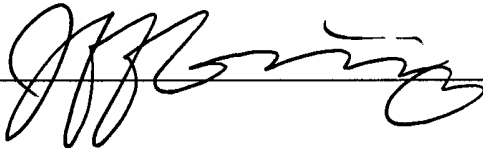
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Special Warranty Deed - Continued

Dated this 7<sup>th</sup> Day of August 2009

HSBC Bank USA, National Association as Trustee for  
Deutsche Bank ALT-A Securities Mortgage Loan Trust, Series  
2007-AR3

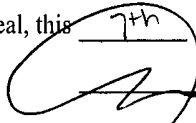
By

  
\_\_\_\_\_

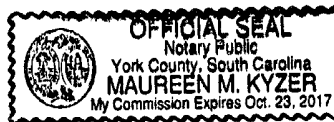
STATE OF SC )  
COUNTY OF York ) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Jeff Greissinger, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument, as his/her/their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 7<sup>th</sup> Day of August 2009

  
\_\_\_\_\_  
Notary Public  
My commission expires: \_\_\_\_\_

Exempt under the provisions of \_\_\_\_\_  
Section 4, of the Real Estate Transfer Act \_\_\_\_\_ Date \_\_\_\_\_  
Agent.



Property of Cook County Clerk's Office

# UNOFFICIAL COPY




255 W. Dundee Road  
Wheeling, Illinois 60090  
(847) 459-2600 • Fax (847) 459-9692

## VILLAGE OF WHEELING TRANSFER CERTIFICATE

The undersigned, pursuant to the authority granted under Title 15, Chapter 15.38 of the Wheeling Municipal Code hereby certifies that the owner of the property commonly known as 656 LAKESIDE CIRCLE has paid in full all water, sewer, garbage fees, local ordinance fines, citations and penalties related to this parcel as of the most recent billing and final meter reading.

THIS CERTIFICATE SHALL BE VALID FOR A PERIOD OF THIRTY (30) DAYS FROM THE DATE OF ITS ISSUANCE.

ANY WATER, SEWER, GARBAGE FEE OR PENALTY THAT ACCRUES AFTER THE ISSUANCE OF A TRANSFER CERTIFICATE AND PRIOR TO CLOSING WILL AUTOMATICALLY BE TRANSFERRED TO THE BUYER IF NOT PAID BY THE SELLER AT CLOSING.

By: 

Name: Carol Tress

Title: Utility Billing and Revenue Collection Coordinator

Date: 9/28/2009