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10169331110

Doc#: 1016933111 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 06/18/2010 02:30 PM 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
33 W. Monroe Street; Suite 1150
Chicago, IL 60603
312-924-7355

448

UNOFFICIAL COPY**SPECIAL WARRANTY DEED****Mail to:**

LOZA LAW OFFICES P.C.
2500 E. DEVON AVE., SUITE 200
DES PLAINES, IL 60018
TEL. (847) 297-9977 FAX (847) 297-9978

Grantees Address and**Send subsequent****tax bills to:**

Halina Szczerbowski
7136 N. MERIMAC AVENUE

CHICAGO, IL 60646

CHANGING THE BUYER WITHOUT SELLER'S WRITTEN CONSENT IS VOID

THIS INDENTURE, made this 21st day of April, 2010, between **HSBC BANK USA, N.A.**, 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 **HALINA SZCZERBOWSKI**, a ___ 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 GRANT, SELL, CONVEY AND WARRANT 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): 13-28-420-023-0000

ADDRESS(ES): 5105 WEST DEMING PLACE, CHICAGO, IL 60639

REAL ESTATE TRANSFER

05/25/2010



CHICAGO: \$975.00
 CTA: \$390.00
 TOTAL: \$1,365.00

REAL ESTATE TRANSFER

05/28/2010



COOK \$65.00
 ILLINOIS: \$130.00
 TOTAL: \$195.00

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13-28-420-023-0000 | 20100501600186 | SC12R8

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IN WITNESS WHEREOF, said party of the first part has caused its name to be signed to by its (Office) _____
(Name) Dana M. Sacks _____, attested to by its
(Office) Asst. Vice President, (Name) Mary Popoff _____, the day
and year first above written. Asst. Secretary

BY: HSBC BANK USA, N.A.

By: *Dana M. Sacks* Attest: *[Signature]* Mary Popoff
Dana M. Sacks **Asst. Secretary**
Asst. Vice President

State of California)
County of Los Angeles) SS.

On *11-13-12* before me, *Kerry Lynn Valdez*, personally
appeared *Dana M. Sacks* and
_____ who proved to me on the basis of
satisfactory evidence to be the person(s) whose name(s) *is*/are
subscribed to the within instrument and acknowledged to me that
he/she/they executed the same in his/her/their authorized
capacity(ies), and that by his/her/their signature(s) on the
instrument the person(s), or the entity upon behalf of which the
persons acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Kerry Lynn Valdez
Notary Public

My commission expires on 11-13, 2012.

This instrument was prepared by Russell C. Wirbicki, 33 W. Monroe St., Suite 1140, Chicago, IL 60603.

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LEGAL DESCRIPTION

LOT 49 IN THE HULBERT FULLERTON AVENUE HIGHLANDS SUBDIVISION 4, BEING A SUBDIVISION OF THE NORTH 2/7 OF THE SOUTH 7/16 (EXCEPT THE SOUTH 19.68 FEET AND THE WEST 174 FEET THEREOF) OF THE WEST 1/2 OF THE SOUTHEAST 1/4 TOGETHER WITH THE SOUTH 17.55 FEET OF THE NORTH 1/8 OF THE SOUTH 1/2 (EXCEPT THE WEST 174 FEET THEREOF) OF SAID WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 28, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N. (S): 13-28-420-023-0000

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