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ATTORNEYS  
TITLE  
GUARANTY  
FUND,  
INC.

1990-08-31 08:47:43

August 7, 1998

Wheatland Title  
39 Mill Street  
Montgomery, IL 60538

Attn: Mari Boan

Re: ATGF Policy: 2490872  
Amount of Policy: \$129,500.00  
ATGF Member: 1904 - Ziering & Weiss  
ATGF Indemnification File Number: 98HH-1549  
Customer Name: Manuel Almaraz  
Title Company Commitment: HC98CO-2441-  
Title Company Exception No.: 5  
Text of Exception:

12-

5. A MORTGAGE DATED MAY 24, 1990 AND RECORDED  
JULY 10, 1990 AS DOCUMENT NO. 90330755, MADE BY  
KEITH DUBLIN AND KATHY L. DUBLIN, HUSBAND AND  
WIFE, TO CRAGIN FEDERAL BANK FOR SAVINGS, TO  
SECURE NOTE IN THE AMOUNT OF \$95,000.00, RECORDED  
IN THE COOK COUNTY RECORDER.

Dear Mari Boan:

We have been advised that Wheatland Title has been  
requested to issue its policy on the following described  
land:

LOT 15 IN BLOCK 44 IN WESTWOOD, BEING MILLS  
AND SONS SUBDIVISION IN THE WEST 1/2 OF  
SECTION 25, TOWNSHIP 40 NORTH, RANGE 12, EAST  
OF THE THIRD PRINCIPAL MERIDIAN, IN COOK  
COUNTY, ILLINOIS.

12-25-3117-017

This letter is given to induce Wheatland Title to  
issue its policy free and clear of the above-listed

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(2)

August 7, 1998

Page 2

exception(s).

Attorneys' Title Guaranty Fund, Inc. agrees to hold Wheatland Title harmless from any losses that it may suffer as a result of the issuance of its policy free and clear of the above exception(s). In no case shall our liability exceed the amount of our policy.

In the event you are notified of a claim as a result of issuing your policy free and clear of the above exception(s), Attorneys' Title Guaranty Fund, Inc. requires prompt and reasonable notice of that claim, which should in no event exceed thirty (30) days from the date such claim is made.

Sincerely,



Barbara A. Judge  
Staff Attorney  
BAJ:ml

pc: Ziering & Weiss

**RETURN TO:**  
**Wheatland Title**  
**39 Mill Street**  
**Montgomery, IL 60538**

HC9800-2441

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