

TAX LIEN FORECLOSURE SEARCH

Search Date July 24, 2017OHTA Number A17-0283Municipality City of AlbanyIndex Number 2471-14Foreclosure No. 0002021Tax Map Number 76.57-5-20Property Address 10 Morton Avenue, Albany, NY 12202Date of Filing of List of Delinquent Taxes August 13, 2014

Open Mortgages	0
Assignments	0
Judgments	2
Federal Tax Liens	0
UCCs	0
State Tax Warrants	1
Leases	0
Other Lienors	0
Other Interests	1
Estate Proceedings	0
Mortgage Foreclosures	0
	4

NOTE: CERTIFIED AS TO A LEVEL 2 SEARCH

Judgment and Tax Warrant shown herein are against Ronnie Dederick, an Interim owner of the subject property. A Copy of the Deed into Dederick is included for reference.

TAX LIEN FORECLOSURE SEARCH

SECTION I

PARTIES HAVING AN INTEREST OF RECORD
ON THE DATE OF FILING OF THE LIST OF DELINQUENT TAXES

A-1. OWNER(S) OF RECORD

1. Michael F.	Harwood	10 Morton Avenue	Albany	NY 12202
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A-2. ADDITIONAL ADDRESSEES

2. Michael F.	Harwood	508 5th Avenue	Watervliet	NY 12189
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3. Thomas J.	Gabriels, Esq.	38 Eagle Street	Albany	NY 12207
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Source Deed Book 2606 Page 586

Deed R and R Thomas J. Gabriels, Esq.
38 Eagle Street
Albany, New York 12207

B. ADDITIONAL PARTIES

MORTGAGES (0)

1.

ASSIGNMENTS (0)

1.

JUDGMENTS (2)

1.	People of the State of New York	c/o Albany County District Attorney	Court House	Albany	NY 12207
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2.	Capital One Bank USA NA	4851 Cox Road	Glen Allen	VA 23060
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FEDERAL TAX LIENS (0)

1.

UCC (0)

1.

TAX LIEN FORECLOSURE SEARCH

SECTION I (continued)

STATE TAX WARRANTS (1)

1.	Department of Taxation and Finance	Attention: Office of Counsel	Building W.A. Harriman 9 Campus	Albany	NY 12227
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LEASES (0)

1.

OTHER LIENORS (0)

1.

OTHER INTERESTS (1)

1.	Albany Water Board	PO Box 1966	Albany	NY 12201-1966
2.	Commissioner, Water and Water Supply	35 Erie Blvd	Albany	NY 12204

ESTATE PROCEEDINGS (0)

1.

MORTGAGE FORECLOSURES (0)

1.

TAX LIEN FORECLOSURE SEARCH

SECTION II

PARTIES HAVING AN INTEREST OF RECORD
AS OF SEARCH DATE

A-1. OWNER(S) OF RECORD

1. Kiri C.	Roberts	10 Morton Avenue	Albany	NY 12202
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A-2. ADDITIONAL ADDRESSEES

2. Kiri C.	Roberts	50 Colvin Avenue	LL	Albany	NY 12206
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Source Deed Instrument #R2016-18302

Deed R and R Kiri C. Roberts
50 Colvin Avenue
Albany, New York 12206

B. ADDITIONAL PARTIES

MORTGAGES (0)

1.

ASSIGNMENTS (0)

1.

JUDGMENTS (0)

1.

FEDERAL TAX LIENS (0)

1.

UCC (0)

1.

STATE TAX WARRANTS (0)

1.

TAX LIEN FORECLOSURE SEARCH

SECTION II (continued)

LEASES (0)

1.

OTHER LIENORS (0)

1.

OTHER INTERESTS (0)

1.

ESTATE PROCEEDINGS (0)

1.

MORTGAGE FORECLOSURES (0)

1.

N.Y.S.
TAX

5206

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N

MFM

P. 401-1-115 Albany Deed & 2d Deed (Albany, N.Y.)

10

ALBANY COUNTY, N.Y.

This Indenture

CC6994

JUNE

Nineteen Hundred and

98

day of

Between
 Vincent L. Scavo, 68 Orchard Street, Slingerlands, NY 12159
 Vincent P. Scavo, 134 Dumbarton Drive, Delmar, NY 12054
 Louis V. Scavo, 134 Dumbarton Drive, Delmar, NY 12054

LIBER 2606 PAGE 586

parties of the first part, and

Michael Hazwood, residing at 10 Morton Avenue, Albany,
 New York 12202

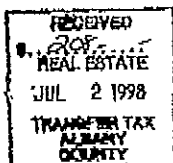
Witnesseth that the parties of the first part, in consideration of
 party of the second part,

lawful money of the United States, and other good and valuable consideration
 paid by the party of the second part, does hereby grant and release unto the
 party of the second part, and assigns forever, all

ALL THAT TRACT OR PARCEL OF LAND situate in the City and County of Albany, State of New
 York, being part of that certain lot of land known and distinguished on a map of the Farm of Philip
 Schuyler, deceased, as Lot Number one hundred twelve (112), the part hereby convey is bounded as
 follows: On the East by Lot Number one hundred eleven (111) on the North by Morton Street (now
 Morton Avenue); on the West by property formerly held in common by Charles L. Austin and others.
 Said lot is twenty-two (22) feet in width, front and rear and extends southerly sixty-six (66) feet and is
 known as Street Number Ten (10) Morton Avenue (formerly Morton Street).

BEGINNING at a point on the southerly line of Morton Avenue distant 132.0' westerly as measured
 along the southerly line of Morton Avenue, from the intersection of the southerly line of Morton
 Avenue with the westerly line of Clinton Street, running thence southerly and at right angles to
 Morton Avenue 66.0 feet to a point; thence running in a westerly direction and at right angles to the
 last mentioned course, 22.0 feet to a point; thence running northerly, on a line forming a right angle
 with the last mentioned course, 66.0 feet to a point in the southerly line of Morton Avenue; thence
 running easterly, and along the said southerly line of Morton Avenue, 22.0 feet to the point of place of
 beginning.

BEING the same premises conveyed to the parties of the first part by deed dated September 5, 1986
 and recorded with the Albany County Clerk on September 8, 1986 at Book 318 Page 495.



ALBANY
 COUNTY
 CLERK
 JUL 2 11 49 AM '98

LIBER 2606 PAGE 587

Together with the appurtenances and all the estate and rights of the parties of the first part in and to said premises.

To have and to hold the premises herein granted unto the party of the second part, and assigns forever.

And said parties of the first part

covenant as follows:

First, That the party of the second part shall quietly enjoy the said premises;

Second, That said parties of the first part

will forever Warrant the title to said premises.

Third, That, in Compliance with Sec. 13 of the Lien Law, the grantors will receive the consideration for this conveyance and will hold the right to receive such consideration as a trust fund to be applied first for the purpose of paying the cost of the improvement and will apply the same first to the payment of the cost of the improvement before using any part of the total of the same for any other purpose.

In Witness Whereof, the parties of the first part have hereunto set hand and seal the day and year first above written.

IN PRESENCE OF

State of New York
County of ALBANY

ss.

On this 30th day of JUNE
Nineteen Hundred and EIGHTY EIGHT
before me, the subscriber, personally appeared
VINCENT L. SCARF VINCENT F. LOU'S SCARF
to me personally known and known to me to be the same person described in and who executed the within instrument, and he acknowledged to me that he executed the same.

Tax Map No. _____

Tax Billing Address _____

Notary Public
ALBANY COUNTY
COM. EXP. 11/30/99

Deed

WARRANTY WITH LIEN COVENANT

TO

Dated, 19

State of New York

COUNTY OF

RECORDED ON THE

day of

at

in LIBER

of

at PAGE

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By: Thomas J. Cobble
35 E. AGUE ST.
Albany, N.Y. 12207

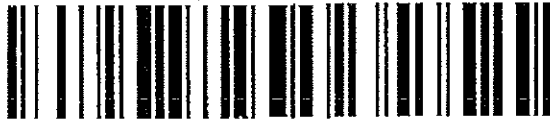
60 INSTR#: R2016-18302 08/15/2016 DEED Image: 1 of 5



ALBANY COUNTY - STATE OF NEW YORK
BRUCE A. HIDLEY COUNTY CLERK
15 EAGLE STREET, ALBANY, NEW YORK 12207

COUNTY CLERK'S RECORDING PAGE

THIS PAGE IS PART OF THE DOCUMENT - DO NOT DETACH



INSTRUMENT #: R2016-18302

Receipt#: 20160072472

Clerk: SP

Rec Date: 08/15/2016 10:07:58 AM

Doc Grp: D

Descrip: DEED

Num Pgs: 5

Rec'd Frm: ROBERTS KIRI C

Party1: DEDERICK RONNIE E

Party2: ROBERTS KIRI C

Muni: ALBANY CITY

Recording:

Cover Page	5.00
Recording Fee	40.00
Cultural Ed	14.25
Records Management - Coun	1.00
Records Management - Stat	4.75
TP584	5.00
RP5217 Residential/Agricu	116.00
RP5217 - County	9.00

Sub Total: 195.00

Transfer Tax	
Transfer Tax - State	0.00

Sub Total: 0.00

Total: 195.00

**** NOTICE: THIS IS NOT A BILL ****

***** Transfer Tax *****

Transfer Tax #: 345


Transfer Tax

Consideration: 0.00

Total: 0.00

Record and Return To:

KIRI C ROBERTS
50 COLVIN AVE LL
ALBANY NY 12206


Bruce A. Hidley
Albany County Clerk

THIS PAGE CONSTITUTES THE CLERK'S
ENDORSEMENT, REQUIRED BY SECTION 316-a (5)
& 319 OF THE REAL PROPERTY LAW OF THE
STATE OF NEW YORK.

Quitclaim Deed

RECORDING REQUESTED BY _____

AND WHEN RECORDED MAIL TO:

Kiri C Robert, Grantee(s)50 Colvin Ave LLAlbany NY 12206

Consideration: \$ _____

Property Transfer Tax: \$ 0Assessor's Parcel No.: 76.57-5-20PREPARED BY: Ronnice Dederick certifies herein that he or she has prepared this Deed.Ronnice Dederick
Signature of Preparer07/18/2016
Date of PreparationRonnice Dederick
Printed Name of PreparerTHIS QUITCLAIM DEED, executed on 07/18/2016 In the County ofAlbany, State of N.Y.by Grantor(s), Ronnice E. Dederickwhose post office address is 6 Norfolk St. Alb. N.Y. 12203to Grantee(s), KIRI C. ROBERTSwhose post office address is 50 COLVIN AVE, LL, ALBANY, NY, 12206WITNESSETH, that the said Grantor(s), Ronnice E Dederickfor good consideration and for the sum of \$ 20,000.00(\$ 20,000.00) paid by the said Grantee(s), the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the said Grantee(s) forever, all the right, title10 Morton Ave. Albany N.Y.

interest and claim which the said Grantor(s) have in and to the following described parcel of land, and improvements and appurtenances thereto in the County of Albany, State of N.Y. and more specifically described as set forth in EXHIBIT "A" to this Quitclaim Deed, which is attached hereto and incorporated herein by reference.

IN WITNESS WHEREOF, the said Grantor(s) has signed and sealed these presents the day and year first above written. Signed, sealed and delivered in presence of:

GRANTOR(S):Ronnie Dedrick

Signature of Grantor

RONNIE DEDRICK

Signature of Second Grantor (if applicable)

Ronnie Dedrick

Print Name of Grantor

Print Name of Second Grantor (if applicable)

Ozzie Adams

Signature of First Witness to Grantor(s)

Signature of Second Witness to Grantor(s)

OZZIE ADAMS

Print Name of First Witness to Grantor(s)

Print Name of Second Witness to Grantor(s)

GRANTEE(S):KIRI C. ROBERTS

Signature of Grantee

Signature of Second Grantee (if applicable)

KIRI C. ROBERTS

Print Name of Grantee

Print Name of Second Grantee (if applicable)

Ozzie Adams

Signature of First Witness to Grantee(s)

Signature of Second Witness to Grantee(s)

OZZIE ADAMS

Print Name of First Witness to Grantee(s)

Print Name of Second Witness to Grantee(s)

NOTARY ACKNOWLEDGMENT

State of New YorkCounty of AlbanyOn 7/18/16, before me, Susan A Janiszak a notary
public in and for said state, personally appeared, Bonnie E Dederick
and Kiri C Robertswho are known to me (or proved to me on the basis of satisfactory evidence) to be the persons
whose names are subscribed to the within instrument and acknowledged to me that they ex-
ecuted the same in their authorized capacities, and that by their signatures on the instrument the
persons, or the entity upon behalf of which the persons acted, executed the instrument.

WITNESS my hand and official seal.

Susan A Janiszak
Signature of NotaryAffiant Known _____ Produced ID ✓Type of ID NYS driver license
(both)

(Seal)

Susan A. Janiszak
Notary Public-State of New York
04JA6209391
Qualified in Albany County
Commission expires 07/27/20Susan A. Janiszak
Notary Public-State of New York
04JA6209391
Qualified in Albany County
Commission expires 07/27/20 17

OG Not - Bonnie E Dederick

Grantor - KIRI C. ROBERTS

60 INSTR#: R2016-18302 08/15/2016 DEED Image: 5 of 5

BK: 3143 PG: 229 07/24/2015 DEED Image: 5 of 5

LIBER 3143 PAGE 233

N.Y.S.
TAX

\$206

F.D. 302 (Rev. 1-1-64) (For use by the Taxpayer)

This Indenture

CC 6994

Made the 30th day of
 19th Nineteen Hundred and 98.
 Between
 Vincent L. Scavo, 48 Orchard Street, Binghamton, NY 12159
 Vincent P. Scavo, 134 Dunbarton Drive, Baiter, NY 12054
 Louis V. Scavo, 134 Dunbarton Drive, Baiter, NY 12054

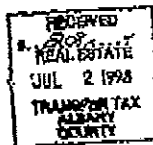
LIBER 2606 PAGE 586 parties of the first part, and
 Nicholas Harwood, residing at 18 Morton Avenue, Albany,
 New York 12202

Witnesseth that the parties of the first part, in consideration of
 ONE Dollar (\$ 1.00)
 lawful money of the United States, and other good and valuable consideration
 paid by the part 2 of the second part, does hereby grant and release unto the
 part 2 of the second part,

ALL THAT TRACT OR PARCEL OF LAND situate in the City and County of Albany, State of New
 York, being part of that certain lot of land known and distinguished on a map of the Farm of Philip
 Schuyler, deceased, as Lot Number one hundred twelve (112), the part hereby conveyed is bounded as
 follows: On the East by Lot Number one hundred eleven (111) on the North by Morton Street (now
 Morton Avenue); on the West by property formerly held in common by Charles L. Austin and others.
 Said lot is twenty-two (22) feet in width, front and rear and extends southerly sixty-six (66) feet and is
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 along the southerly line of Morton Avenue, from the intersection of the southerly line of Morton
 Avenue with the westerly line of Clinton Street, thence southerly and at right angles to
 Morton Avenue 66.0 feet to a point; thence running in a westerly direction and at right angles to the
 last mentioned course, 22.0 feet to a point; thence running northerly, on a line forming a right angle
 with the last mentioned course, 66.0 feet to a point in the southerly line of Morton Avenue; thence
 running easterly, and along the said southerly line of Morton Avenue, 22.0 feet to the point or place of
 beginning.

BEING the same premises conveyed to the parties of the first part by deed dated September 5, 1986
 and recorded with the Albany County Clerk on September 8, 1986 at Book 318 Page 495.



ALBANY COUNTY
 JUL 2 1998

LIBER **3143** PAGE **229**

Albany County Clerk
16 Eagle St. Rm 128
Albany, NY 12207

Return to:

RONNIE DEDERICK
6 NORFOLK ST
ALBANY NY 12203

Instrument: Deed

Document Number: 11877546 Book: 3143 Page: 229

Grantor

HARWOOD, MICHAEL

Grantee

DEDERICK, RONNIE

Number of Pages: 6

Amount: \$8000.00

Transfer Tax Receipt
Albany County Clerk Received:
Trans Tax # 7172
.....\$24.00

Recorded Date/Time: 07/24/2015 at 1:47 PM

Receipt Number: 899365

Note: **DO NOT REMOVE - THIS PAGE IS PART OF THE DOCUMENT**

THIS PAGE CONSTITUTES THE CLERK'S ENDORSEMENT, REQUIRED BY SECTION 316-a(5) &
319 OF THE REAL PROPERTY LAW OF THE STATE OF NEW YORK.

Bruce A Hidley, County Clerk

LIBER 3143 PAGE 230

Albany County Clerk
Deed Books (Record Room)
Book 3143 Page 230Albany County Clerk
Document Number 11877546
Rcvd 07/24/2015 1:47:47 PMRecording requested by: Ronnie Dederick

Space above reserved for use by Recorder's Office

When recorded, mail to:

Document prepared by:

Name: Ronnie E. DederickName Ronnie E. DederickAddress: 6 Norfolk St.Address 6 Norfolk St.City/State/Zip: Albany N.Y. 12203City/State/Zip Albany N.Y. 12203Property Tax Parcel/Account Number: 76 57-5-20

Quitclaim Deed

This Quitclaim Deed is made on August 29, 2014, betweenMichael Harwood, Grantor, of 508 5th Ave, City of Albany Waterlot, State of N.Y.and Ronnie Dederick, Grantee, of 6 Norfolk St., City of Albany, State of NYFor valuable consideration, the Grantor hereby quitclaims and transfers all right, title, and interest held by the Grantor in the following described real estate and improvements to the Grantee, and his or her heirs and assigns, to have and hold forever, located at 5 Morton Avenue, City of Albany, State of N.Y.

Subject to all easements, rights of way, protective covenants, and mineral reservations of record, if any.

Taxes for the tax year of NA shall be prorated between the Grantor and Grantee as of the date of recording of this deed.

M.H.

LIBER 3143 PAGE 231

Dated: 08/19/14X Michael S. Harwood
Signature of GrantorX _____
Name of Grantor[Signature]
Signature of Witness #1James Rosenberger
Printed Name of Witness #1_____
Signature of Witness #2_____
Printed Name of Witness #2

State of New York County of Albany
On August 29, 2014, the Grantor, Michael Harwood,
personally came before me and, being duly sworn, did state and prove that he/she is the person described
in the above document and that he/she signed the above document in my presence.

[Signature]
Notary Signature

John P. Berry, Jr.
Notary Public, State of New York
Qualified in Albany County
Reg. No. 01BE6313212
Commission Expires 10/14/18

Notary Public,

In and for the County of Albany State of New York
My commission expires: _____ Seal

Send all tax statements to Grantee.

LIBER **3143** PAGE **232**

INDEMNIFICATION and HOLD HARMLESS AGREEMENT

RE: The sale of 10 Morton Avenue, Albany, New York

A. INDEMNIFICATION AND HOLD HARMLESS

To the fullest extent permitted by law,

Ronnie Dederick, ("Purchaser")

Agrees to defend, indemnify and hold harmless

Falvey Real Estate Group, Ltd.,(Realtor) and

Michael Harwood, ("Seller"),

its/their officers, Directors, agents and employees from and against any and all claims, suits, liens, judgments, damages, losses and expenses including reasonable legal fees and costs arising in whole or in part and in any manner from acts, omissions, breach or default of Seller and Purchaser, in connection with performance of any work by Falvey Real Estate Group, Ltd, directors, agents, employees and subcontractors.

Purchaser: Ronnie Dederick

Seller: Michael J. Harwood

Date: 8/29/2017



3. 108

² E. M. L. = A. F. de W. L. (author). David A. L. is a professor of psychology, University of Illinois.

ANALYST: *Unpublished work*
 Publication: *ASAC, 20*

This Indenture

CC6994

~~3042~~

Nineteen Hundred and ^{Made the} 25.

day of

Between
Vincent L. Scavo, 48 Orchard Street, Slingerlands, NY 12159
Vincent F. Scavo, 134 Dumbarton Drive, Delmar, NY 12054
Louis V. Scavo, 134 Dumbarton Drive, Delmar, NY 12054

LIBER 2606 PAGE 586

porties of the first part, and

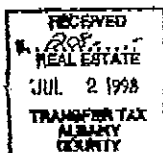
Michael Harwood, residing at 12 Kortron Avenue, Albany,
New York 12202

Witnesseth that the party of the first part, in consideration of ONE Dollar (\$ 1.00) full money of the United States; and other good and valuable consideration by the party of the second part, does hereby grant and release unto the party of the second part, and assigns forever, all

ALL THAT TRACT OR PARCEL OF LAND situate in the City and County of Albany, State of New York, being part of that certain lot of land known and distinguished on a map of the Farm of Philip Schuyler, deceased, as Lot Number one hundred twelve (112), the part hereby conveyed is bounded as follows: On the East by Lot Number one hundred eleven (111) on the North by Morton Street (now Morton Avenue) on the West by property formerly held in common by Charles L. Austin and others. Said lot is twenty-two (22) feet in width, front and rear and extends southerly sixty-six (66) feet and is known as Street Number Ten (10) Morton Avenue (formerly Morton Street).

BEGINNING at a point on the southerly line of Morton Avenue distant 132.0' westerly as measured along the southerly line of Morton Avenue, from the intersection of the southerly line of Morton Avenue with the westerly line of Clinton Street, running thence southerly and at right angles to Morton Avenue 65.0 feet to a point; thence running in a westerly direction and at right angles to the last mentioned course, 22.0 feet to a point; thence running northerly, on a line forming a right angle with the last mentioned course, 65.0 feet to a point in the southerly line of Morton Avenue; thence running easterly, and along the said southerly line of Morton Avenue, 22.0 feet to the point or place of beginning.

BEING the same premises conveyed to the parties of the first part by deed dated September 5, 1986 and recorded with the Albany County Clerk on September 8, 1986 at Book 318 Page 495.



Albany, N. Y. 12208
Dec 2 11 25 AM '98

Bruce A. Hidley, Albany County Clerk

Instr #: X12-40114

Rec Date: 10/03/2012 09:00:00

Doc Grp/Desc: W / JUDGMENT, STATE TAX WARRANT

Creditor: NYS DEPT OF TAXATION AND FINANCE
COLLECTIONS AND CIVIL ENFORCEMENT DIV W A HARRIMAN CAMPUS ALBANY NY 12227

Debtor: DEDERICK RONNIE E
246 LARK ST 3 ALBANY, NY 122101125

Perfected Date: 10/1/2012

Amount: \$912.71

Transmittal ID: 368299

Warrant ID: E-035128825-W001-7

Related:

Bruce A. Hidley, Albany County Clerk

Instr #: T11-3906

Rec Date: 09/20/2011 11:05:08

Doc Grp/Desc: JT / JUDGMENT, TRANSCRIPT OF

Creditor: CAPITAL ONE BANK USA NA
4851 COX RD GLEN ALLEN VA 23060

Debtor: DEDERICK RONNIE E
6 NORFOLK ST ALBANY NY 12203

Court Name: ALBANY CITY COURT

Perfected Date: 8/22/2011

Damages: \$936.48

Costs: \$241.00

Interest: \$0.00

Total: \$1,177.48

Plaintiff Attorney: COHEN & SLAMOWITZ

Related:

Bruce A. Hidley, Albany County Clerk

Instr #: T10-3106

Rec Date: 08/03/2010 15:47:48

Doc Grp/Desc: JT / JUDGMENT, TRANSCRIPT OF

Creditor: PEOPLE OF STATE OF NEW YORK
C/O ALBANY CO DISTRICT ATTORNEY COURT HOUSE ALBANY, NY 12207

Debtor: DEDERICK RONNIE
C/O ALBANY CO DISTRICT ATTORNEY COURT HOUSE ALBANY, NY 12207

Court Name: ALBANY CITY COURT

Perfected Date: 6/2/2010

Damages: \$100.00

Costs: \$0.00

Interest: \$0.00

Total: \$100.00

Plaintiff Attorney:

Related:

