

## TAX LIEN FORECLOSURE SEARCH

Search Date November 21, 2018

OHTA Number A17-0664

Municipality Town of Colonie

Index Number 2651-15

Foreclosure No. 0000323

Tax Map Number 43.4-4-3

Property Address 5 Schuylër Hills Road, Albany, NY 12205

Date of Filing of List of Delinquent Taxes July 2, 2015

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

NOTE: CERTIFIED AS TO A LEVEL 2 SEARCH

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.	Alan E. and Mary L. Heitzman	5 Schuyler Hills Road	Loudonville NY 12211
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A-2. ADDITIONAL ADDRESSEES

2.

Source Deed Book 3107 Page 215

Deed R and R

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 I** *(continued)*

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**LEASES** (0)

1.

**OTHER LIENORS** (0)

1.

**OTHER INTERESTS** (0)

1.

**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.

A-2. ADDITIONAL ADDRESSEES

2.

Source Deed

Deed R and R

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)*

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**LEASES (0)**

1.

**OTHER LIENORS (0)**

1.

**OTHER INTERESTS (0)**

1.

**ESTATE PROCEEDINGS (0)**

1.

**MORTGAGE FORECLOSURES (0)**

1.

LIBER **3107** PAGE **215**



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

**Return to:**

**BOX 58**

**Instrument: Deed**

**Document Number: 11666322 Book: 3107 Page: 215**

**Grantor**

HEITZMAN, MARY L

**Grantee**

HEITZMAN, ALAN E  
HEITZMAN, MARY L

**Number of Pages: 3**

Transfer Tax Receipt  
Albany County Clerk Received:  
Trans Tax # 6871  
.....\$0.00

**Recorded Date/Time: 07/31/2014 at 12:14 PM**

**Receipt Number: 840434**

**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 3107 PAGE 216**  
**WWARRANTY DEED**

*[Handwritten signature]*  
**THIS INDENTURE**, made the 26th day of July, 2014, between **MARY L. HEITZMAN**, residing at 5 Schuyler Hills Road, Loudonville NY 12211, party of the first part, and

**ALAN E. HEITZMAN and MARY L. HEITZMAN**, his wife, both residing at 5 Schuyler Hills Road, Loudonville NY 12211, parties of the second part,

**WITNESSETH** that the party of the first part, in consideration of ONE and no/100 Dollars, (\$1.00), 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, their heirs and assigns forever,

All that certain lot, piece or parcel of land, with the buildings and improvements thereon erected, situate lying and being on the Westerly side of Schuyler Hills Road in the Town of Colonie, County of Albany, State of New York and designated as Lot Number 5 on a certain map entitled, "Subdivision of lands belonging to George Spalt" in the Town of Colonie and County of Albany, made by Gilbert and Selee, Land Surveyors, dated July 9, 1964, filed June 1, 1966 as Map No. 4288 in Drawer 163 in the Albany County Clerk's Office.

Subject to any and all easements, covenants, conditions and restrictions of record affecting the above described premises, if any.

Being the same premises conveyed to Mary L. Heitzman from Helen B. Noonan by Warranty Deed dated February 9, 1998 and recorded in the Albany County Clerk's Office on February 24, 1998 in Liber 2597 of Deeds at page 286.

**Together** with the appurtenances and all the estate and rights of the party 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, the heirs or successors and assigns of the party of the second part forever.

**And** the party of the first part covenants as follows:

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

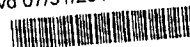
**Second** That the party of the first part will forever WARRANT title to said premises.

**Third**, the party of the first part, in compliance with Section 13 of the Lien Law, covenants that the party of the first part 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.

R&R  
 Michael J. Biscone, Esq.  
 Box 58

Albany County Clerk  
 Document Number 11666322  
 Rcvd 07/31/2014 12:14:09 PM

Albany County Clerk  
 Deed Books (Record Room)  
 Book 3107 Page 216

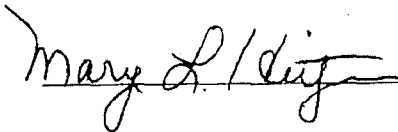


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The word "party" shall be construed as if it read "parties" whenever the sense of this indenture so requires.

In Witness Whereof, the party of the first part has duly executed this deed the day and year first above written.

IN PRESENCE OF

 L. S.

STATE OF NEW YORK)

:SS.

COUNTY OF ALBANY )

On the 26th day of July, 2014 before me, the undersigned personally appeared, Mary L. Heitzman, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity and that by his signature on the instrument, the individual or the person upon behalf of which the individual acted, executed the instrument.



Notary Public

MICHAEL J. BISCONI  
NOTARY PUBLIC, STATE OF NEW YORK  
QUALIFIED IN ALBANY COUNTY  
NO. 4614515 COMMISSION EXPIRES 11/30/17



