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GEORGE E. COLE®
LEGAL FORMS

No. 808-REC
March 2000

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2000-07-25 10:05:18
Cook County Recorder 25.50



WARRANTY DEED
Statutory (Illinois)
(Individual to Individual)

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Lawyers Title Insurance Corporation

Above Space for Recorder's use only

371
Parcel
↓

THE GRANTOR GERALD W. WARN and JOYCE G. WARN, husband and wife
of the Village of Chicago Hts. County of Cook State of IL for and
in consideration of Ten and 00/100 DOLLARS, and other good
and valuable considerations _____ in hand paid,

CONVEY _____ and WARRANT _____ to BRUCE GROEN
17560 Chicago St.
Lansing, IL 60438
(Name and Address of Grantee)

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE REVERSE SIDE HEREOF FOR LEGAL DESCRIPTION

9902903 (143)
L.L.C.
River Road
IL 60018

9902903

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.
SUBJECT TO: covenants, conditions, and restrictions of record,

Document No.(s) _____;

_____ and to General Taxes for _____ and subsequent years.

Permanent Real Estate Index Number(s): 32-12-102-007 + 32-12-102-008

Address(es) of Real Estate: 19603 Stoney Island Ave., Chicago Heights, IL 60411

Dated this 26th day of June, 2000

Gerald W. Warn (SEAL)

Joyce G. Warn (SEAL)

PLEASE
PRINT OR
TYPE NAME(S)
BELOW
SIGNATURE(S)

Gerald W. Warn

Joyce G. Warn

(SEAL)

(SEAL)

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GEORGE E. COLE
LEGAL FORMS

STATE OF ILLINOIS
STATE TAX
JUL. 18.00
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000015306
REAL ESTATE TRANSFER TAX
0045000
FP326669

COOK COUNTY
REAL ESTATE TRANSACTION TAX
JUL. 18.00
REVENUE STAMP

0000030345
REAL ESTATE TRANSFER TAX
0022500
FP326670

TO

Warranty Deed
Individual to Individual

PARCEL 1: THE NORTH 1/2 OF THE FOLLOWING DESCRIBED TRACT OF LAND: THE NORTH HALF (EXCEPT THE SOUTH 33 FEET THEREOF) OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 12, TOWNSHIP 35 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE SOUTH 1/2 OF THE FOLLOWING DESCRIBED TRACT OF LAND: THE NORTH 1/2 (EXCEPT THE SOUTH 33 FEET THEREOF) OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 12, TOWNSHIP 35 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

State of Illinois, County of COOK ss. I, the undersigned, a Notary Public in and for

"OFFICIAL SEAL"
THOMAS A. GILLEY
Notary Public, State of Illinois
My Commission Expires 6/24/2003
SEAL
HERE

said County, in the State aforesaid, DO HEREBY CERTIFY that Gerald W. Warn

THOMAS A. GILLEY Joyce G. Warn, husband and wife

personally known to me to be the same person s whose name s are subscribed to the

foregoing instrument, appeared before me this day in person, and acknowledged that t hey

signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 26th day of June, 2000

Commission expires 20 Thomas A. Gilley
NOTARY PUBLIC

This instrument was prepared by Thomas A. Gilley, 525 E. 162nd St., South Holland, IL 60473
(Name and Address)

MAIL TO: RICHARD BURKE
(Name)
14535 JOHN HUMPHREY DR.
(Address)
ORLAND PARK, IL 60462
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:
Bruce Groen
(Name)
19603 Stoney Island Ave.
(Address)
Chicago Heights, IL 60411
(City, State and Zip)

OR RECORDER'S OFFICE BOX NO. _____

STATE OF ILLINOIS)

UNOFFICIAL COPY

COUNTY OF)

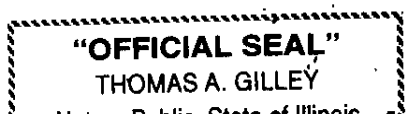
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Gerald Warr & Joyce Warr, being duly sworn on oath, states that he resides at 19603 Stony Island Chicago Heights Ill, and that the attached deed is not in violation of Section 1 of Chapter 109 of the Illinois Revised Statutes for one of the following reasons: (CIRCLE NUMBER BELOW WHICH IS APPLICABLE TO ATTACHED DEED OR LEASE.)

1. The division of subdivision of land into parcels or tracts of 5 acres or more in size which does not involve any new streets or easements of access.
2. The division of lots or blocks of less than 1 acre in any recorded subdivision which does not involve any new streets or easements of access.
3. The sale or exchange of parcels of land between owners of adjoining and contiguous land.
4. The conveyance of parcels of land or interests therein for use as a right of way for railroads or other public utility facilities and other pipe lines which does not involve any new streets or easements of access.
5. The conveyance of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
6. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
7. Conveyance made to correct descriptions in prior conveyances.
8. The sale or exchange of parcels or tracts of land following the division into no more than 2 parts of a particular parcel or tract of land existing on July 17, 1959 and not involving any new streets or easements of access.
9. The sale of a single lot of less than 5 acres from a larger tract when a survey is made by a registered surveyor; provided, that this exemption shall not apply to the sale of any subsequent lots from the same larger tract of land, as determined by the dimension and configuration of the larger tract on October 1, 1973, and provided also that this exemption does not invalidate any local requirements applicable to the subdivision of land.

Affiant further states that They make this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording.

Gerald W. Warr
Joyce G. Warr



Subscribed and sworn to before me
My Commission Expires 6/24/2003
this 26 day of June, 2000

Thomas A. Gilley
Notary Public