

# UNOFFICIAL COPY

GEORGE E. COLE  
LEGAL FORMS

No. 810  
September, 1975

WARRANTY DEED

Joint Tenancy Illinois Statutory

(Individual to Individual)

25305368

COOK COUNTY, ILLINOIS  
FILED FOR RECORD

1970 JAN 14 AM 9 00

(The Above Space For Recorder's Use Only)

*Edmund J. Blawie*  
Notary Public

25305368

THE GRANTOR S, CHARLES T. MONROE AND PHYLLIS J. MONROE, HIS  
WIFE,  
of the Village of Latham County of LOAN State of Illinois  
for and in consideration of TEN AND NO/100 (\$10.00) DOLLARS.  
in hand paid.

CONVEY and WARRANT to THOMAS P. BARABASZ AND APRIL J. BARABASZ,  
(NAMES AND ADDRESS OF GRANTEEES)  
HIS WIFE, 4550 South Spaulding, Chicago, Illinois

not in Tenancy in Common, but in JOINT TENANCY, the following described Real Estate situated in the  
County of Cook in the State of Illinois, to wit:

That part of the South 1/2 of the Southwest 1/4 of the Southwest 1/4 of  
Section 32, Township 38 North, Range 12, East of the Third Principal  
Meridian, described as follows: Beginning at a point 487.14 feet East  
of the West line of said Section 32 and 33 feet South of the North line  
of said South 1/2 of the Southwest 1/4 of the Southwest 1/4 of Section  
32, thence West and parallel to the North line of said South 1/2 of the  
Southwest 1/4 of the Southwest 1/4 of Section 32, a distance of 152.14  
feet, thence South 248.06 feet to a point in North line of power line  
right of way 394.67 feet Northeasterly of the West line of said Section  
32, thence Northeasterly along the North line of power line right of  
way a distance of 180.31 feet thereof North 150.67 feet to place of  
beginning, in Cook County, Illinois.

25305368

# UNOFFICIAL COPY

Property of Cook County Clerk's Office

1115 MAIL

**SUBJECT TO:** General real estate taxes for the year 1979 and subsequent years and covenants and restrictions of record.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois, TO HAVE AND TO HOLD said premises not in tenancy in common, but in joint tenancy forever.

DATED this 13th day of October 1979

PLEASE PRINT OR TYPE NAMES BELOW SIGNATURE(S)  
*Charles R. Monroe* (Seal) *Phyllis J. Monroe* (Seal)  
CHARLES R. MONROE PHYLLIS J. MONROE  
(Seal) (Seal)

State of Illinois, County of COOK ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that CHARLES R. MONROE AND PHYLLIS J. MONROE, HIS 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 THEY 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 11 day of December 1979

Commission expires January 25 1982

This instrument was prepared by Joseph V. De Falco, Notary Public, 1030 S. LaGrange Rd, LaGrange, IL 60525



*Joseph V. De Falco*  
Joseph V. De Falco  
NOTARY PUBLIC  
COOK COUNTY, ILLINOIS

ADDRESS OF PROPERTY:  
2961 West 86th Street

Willow Springs, IL 60480

THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY AND IS NOT A PART OF THIS DEED.

SEND SUBSEQUENT TAX BILLS TO:  
*DMH*  
(Name)

MAIL TO: OLYMPIC SAVING AND LOAN ASSOCIATION  
620 ...  
BERWYN, ILLINOIS + COARZ  
(City, State and Zip)

OR RECORDER'S OFFICE BOX NO. \_\_\_\_\_

\_\_\_\_\_  
(Address)

AFFIX "RIDERS" OR REVENUE STAMPS HERE

DOCUMENT NUMBER

25305368

UNOFFICIAL COPY

RECEIVED IN BAD CONDITION

PLAT ACE AFFIDAVIT

STATE OF ILLINOIS )

) ss.

COUNTY OF COOK )

CHARLES R. MONROE

RECEIVED IN BAD CONDITION

being duly sworn on oath, states that he resides at 2461 W 86th Willow Springs, 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:

RECEIVED IN BAD CONDITION

- 1. Said Act is not applicable as the grantors own no property adjoining the premises described in said deed. (Existing Parcel)
- OR-
- the conveyance falls in one of the following exemptions permitted by the Amended Act which became effective July 17, 1959.
- 2. The division or 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.
- 3. 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.
- 4. The sale or exchange of parcels of land between owners of adjoining and contiguous land.
- 5. The conveyance of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
- 6. The conveyance of land owned by railroad or other public utility which does not involve any new streets or easements of access.
- 7. 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.
- 8. Conveyances made to correct descriptions in prior conveyances.
- 9. The sale or exchange of parcels or tracts of land existing on the date of the Amended Act into no more than 2 parts and not involving any new streets or easements of access.
- 10. 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, however, that this exemption shall not apply to the sale of any subsequent lots from the same larger tract of land, as determined by the dimensions 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.

RECEIVED IN BAD CONDITION 25305235

AFFIANT further states that he makes this affidavit for the purposes of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording.

Charles R. Monroe

SUBSCRIBED and SWORN to before me This 11 day of Dec, 1979

Notary Public



Revised 2-23-78

END OF RECORDED DOCUMENT