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GUARDIAN DEED

Form 745-7, Perfection Legal Forms & Printing Co., Rockford, IL 61103

COOK COUNTY, ILLINOIS
FILED FOR RECORD
1983 JUL 20 AM 11:15

Richard K. Olson
RECORDER OF DEEDS
26695492

26 695 492

THIS INDENTURE WITNESSETH, That the Grantor, ANTHONY TOTORAITIS, Guardian of the Estate and Person of JAMES P. OSTROWSKI, a disabled adult, pursuant to order of court in Case No. 81 P-214 of the Circuit Court of Macoupin County, State of Illinois, in the County of the City of Carlinville, Macoupin and State of Illinois for and in consideration of the sum of Fifty Thousand and no/100 (\$50,000.00) the receipt of which is hereby acknowledged CONVEY and WARRANT to DENIS McNAMARA and MARY McNAMARA, husband and wife,

whose address is 9413 79th Court, Hickory Hills, Illinois.

not as tenants in common, but as joint tenants, the following described real estate, to-wit:

Lot Eight (8) in Cedarcrest Subdivision, being a Subdivision of the East Quarter (1/4) of the West Half (1/2) of the Southeast Quarter (1/4) of the Southwest Quarter (1/4) of Section One (1), Township Thirty-seven (37) North, Range Thirteen (13) East of the Third Principal Meridian, in Village of Evergreen Park, Cook County, Illinois.

14 00

COOK COUNTY, ILLINOIS
REAL ESTATE TRANSFER TAX
JUL 19 83
DEPT. OF REVENUE
\$ 25.00
Cancelled

Cook County
REAL ESTATE TRANSACTION TAX
REVENUE
JUL 19 83
\$ 25.00
Cancelled

(Continue legal description on reverse side)

situated in Cook County, Illinois, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 10th day of June 1983.

Anthony Totora
ANTHONY TOTORAITIS, Guardian of the Estate and Person of JAMES P. OSTROWSKI, a Disabled Adult

STATE OF ILLINOIS
MACOUPIN COUNTY

I, the undersigned, a Notary Public, in and for said County and State aforesaid, DO HEREBY CERTIFY THAT ANTHONY TOTORAITIS, Guardian of the Estate and Person of JAMES P. OSTROWSKI, whose name is subscribed to the foregoing instrument, as personally known to me to be the same person having executed the same, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his 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 Notarial Seal this 6th day of July 1983

Future Taxes to Grantee's Address (X)
OR to

Return this document to:

This instrument was prepared by: PHILIP D. WYNN, WYNN & BERTINETTI
Whose address is: 227 East First South Street, Carlinville, IL 62626

MAIL TO: Stephen W. Taylor
12500 S. Harlem Palatka, Ill. 60463

Box 360

Notary Seal: W. OSBORNE, Notary Public, Cook County, Illinois, 26695492

Property of Cook County Clerk's Office

206A1

STATE OF ILLINOIS
IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT
MACOMB COUNTY - IN PROBATE

In the Matter of the Estate of
JAMES P. OSTROWSKI } No. 81-P-214
A Disabled Person }

LETTERS OF OFFICE - GUARDIAN OF ESTATE

Anthony Totoraits has been appointed
Guardian of the Estate and person
(Guardian) (Estate or Estate and person)
of James P. Ostrowski, a disabled person and is authorized to have under the
direction of the court the care, management and investment of the ward's estate
and custody of the Ward, and to do all acts required of him by law.
(and the custody of the Ward)

Witness, November 23rd, 1981

(Seal of court)

(SEAL) /s/ Philip Brown
(Clerk of the Circuit Court)

CERTIFICATE

I certify that this is a copy of the letters of office now in force in the estate.



Witness, July 6th, 1983

Philip Brown
(Clerk of the Circuit Court)

Name Philip D. Wynn
Attorney for Petitioner
Address 227 East First South Street
City Carlinville, IL 62626
Telephone 217-854-2666

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Property of Cook County Clerk's Office

STATE OF ILLINOIS } ss.
Macoupin County

I, PHILIP BROWN, Clerk of the Circuit Court in and for

said County, in the State aforesaid, do hereby certify the foregoing to be a true, perfect and complete copy of "PETITION FOR GUARDIAN, ORDER ADJUDICATING, OATH AND BOND, LETTER OF

OFFICE, PETITION TO SELL REAL ESTATE, BOND FOR SALE OF REAL ESTATE, PETITION FOR FINAL APPROVAL TO SELL REAL ESTATE, ORDER AUTHORIZING GUARDIAN TO SELL REAL ESTATE"

in the matter of the Guardianship of "JAMES P. OSTROWSKI", a disabled adult, as the same was duly entered of record in said Court and as the original fully appears of record and on file in my office. Said Letters are still in full force and effect and unrevoked.



IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the seal of said Circuit Court, at my office in Carlinville, this 6th day of July A. D. 19 83

Philip Brown Clerk.

26 695 492

Property of Cook County Clerk's Office

IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT
CARLINVILLE, MACOUPIN COUNTY, ILLINOIS

In the Matter of the Estate of)
JAMES P. OSTROWSKI,) NO. 81-P-214
Disabled Adult)

ORDER AUTHORIZING GUARDIAN TO SELL REAL ESTATE

The Court having considered the Petition for Final Approval to Sell Real Estate filed by ANTHONY TOTORAITIS, Guardian of the Estate and Person of JAMES P. OSTROWSKI, a disabled adult, and being fully advised in the premises, finds:

1. That ANTHONY TOTORAITIS was, on the 2nd day of November, 1981, in Macoupin County, Illinois, Case No. 81-P-214, appointed Guardian of the Estate and Person of JAMES P. OSTROWSKI, a disabled adult.
2. That at the time of the appointment of said Guardian, the disabled adult, JAMES P. OSTROWSKI, was the owner of the following-described real estate, to-wit:

Lot Eight (8) in Cedarcrest Subdivision, being a Subdivision of the East Quarter (1/4) of the West Half (1/2) of the Southeast Quarter (1/4) of the Southwest Quarter (1/4) of Section One (1), Township Thirty-seven (37) North, Range Thirteen (13) East of the Third Principal Meridian, in Village of Evergreen Park, Cook County, Illinois.
3. That this Court, in its previous Order of October 28, 1982, authorized the Guardian to enter into a contract for the sale of the above-described real estate.
4. That ANTHONY TOTORAITIS, Guardian of the Estate and Person of JAMES P. OSTROWSKI, a disabled adult, pursuant

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to this Court's Order of October 28, 1982, has entered into a Real Estate Sale Contract with DENIS J. McNAMARA and MARY G. McNAMARA, purchasers, said Real Estate Sale Contract providing for the sale to the purchasers of the above-described real estate for the sum of FIFTY THOUSAND DOLLARS (\$50,000.00).

5. That the Guardian has presented his additional bond for ONE HUNDRED THOUSAND DOLLARS (\$100,000.00) which has been approved.

IT IS ORDERED THAT

A. ANTHONY TOTORA, IS, Guardian of the Estate and Person of JAMES P. OSTROWSKI, a disabled adult, be and he is hereby authorized to sell the above-described real estate to DENIS J. McNAMARA and MARY G. McNAMARA for FIFTY THOUSAND DOLLARS (\$50,000.00) cash and to execute and deliver to said purchasers a good and sufficient Warranty Deed transferring title to said real estate.

B. Said Guardian is further authorized to surrender possession of said real estate to the purchasers upon full payment of the purchase price.

C. There is no just reason for delaying enforcement of this Order.

DATED this 6th day of July, 1983.

JUDGE

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END OF RECORDED DOCUMENT