

UNOFFICIAL COPY

RECEIVED IN BAD CONDITION

GEORGE E. COLE\* No. 810  
LEGAL FORMS September, 1975

WARRANTY DEED

Joint Tenancy Illinois Statutory

27209700

(Individual to Individual)

AUG-10-84 (The Above Space For Recorder's Use Only) A Rec

1000

THE GRANTOR MARIAN S. BENEDICT, a widow and not remarried  
of the City of Evanston County of Cook State of Illinois  
for and in consideration of Ten and no/100 (\$10.00) DOLLARS.  
and other good and valuable considerations in hand paid,  
CONVEY S and WARRANT S to TERRENCE M. JENKINS and JANICE E. JENKINS, his wife  
(NAMES AND ADDRESS OF GRANTEEES)  
of 2414 Ridgeway, Evanston, Illinois 60201

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 WEST 1/4 OF THE SOUTH WEST 1/4 OF SECTION 7, TOWNSHIP 41  
NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN THE CITY OF EVANSTON,  
DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE SOUTH LINE OF GRANT STREET WITH THE NORTH  
WESTERLY LINE OF RIDGE AVENUE, AND RUNNING THENCE SOUTHWESTERLY ALONG THE  
NORTHWESTERLY LINE OF RIDGE AVENUE 85 FEET, THENCE NORTHWESTERLY IN A STRAIGHT  
LINE WHICH MAKES AN ANGLE WITH THE SAID NORTHWESTERLY LINE OF RIDGE AVENUE OF  
96 DEGREES 36 MINUTES TO THE NORTH WEST 151 FEET TO A POINT 150 FEET NORTH-  
WESTERLY FROM THE NORTHWESTERLY LINE OF RIDGE AVENUE AS MEASURED AT RIGHT ANGLES  
THERE TO, THENCE NORTHEASTERLY PARALLEL WITH THE NORTHWESTERLY LINE OF RIDGE  
AVENUE, 55.35 FEET TO THE SOUTH LINE OF GRANT STREET, HENCE EAST ALONG THE SOUTH  
LINE OF GRANT STREET 157.3 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, IL-  
LINOIS,

SUBJECT TO: GENERAL TAXES FOR 1984 AND SUBSEQUENT YEARS; BUILDING LINES AND  
BUILDING AND LIQUOR RESTRICTIONS OF RECORD; ZONING AND BUILDING LAW; AND OR-  
DINANCES; PRIVATE, PUBLIC AND UTILITY EASEMENTS; 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.

10 AUG 84 10: 53

DATED this 31st day of July 19 84

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

1000

(Seal) Marian S. Benedict (Seal)  
MARIAN S. BENEDICT

(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  
Marian S. Benedict, a widow and not remarried  
personally known to me to be the same person whose name is  
subscribed to the foregoing instrument, appeared before me this day in person  
and acknowledged that s h e signed, sealed and delivered the said instrument  
as her 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 31st day of July 19 84

Commission expires 8-1 19 87 Kathleen L. Krapp NOTARY PUBLIC

This instrument was prepared by John B. Dillon, 111 W. Washington St., Chicago, IL 60602  
(NAME AND ADDRESS)

John A. Keating  
Suite 2090  
MAIL TO: 1603 (Name)  
Orington (Address)  
Cranston, Illinois (City, State and Zip)  
169 60201

ADDRESS OF PROPERTY:  
2252 Ridge Avenue  
Evanston, IL 60201  
THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY AND IS NOT A PART OF THIS DEED.  
SEND SUBSEQUENT TAX BILLS TO:  
Terrence M. Jenkins  
2252 Ridge Avenue  
Evanston, IL 60201  
(Address)

STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
DEPT OF REVENUE  
AUG 10 1984  
F.B. 10762

Cook County  
REAL ESTATE TRANSFER TAX  
REVENUE STAMP  
AUG 10 1984  
PA 1481

27209700  
DOCUMENT NUMBER

UNOFFICIAL COPY

RECEIVED IN BAD CONDITION

Warranty De  
JOINT TENANCY  
INDIVIDUAL TO INDIVIDUAL

PLAT ACT AFFIDAVIT

STATE OF ILLINOIS

County of Cook

SS.

John B. Hiller, hereinafter referred to as the affiant deposes and states as follows:

That the provisions of Chapter 109 of the Illinois Revised Statutes entitled "Plats" do not apply and no plat is required for the attached conveyance for the reason stated below: (Circle appropriate provision)

- 1. This is a 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;
- 2. This is a 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. This is a sale or exchange of parcels of land between owners of adjoining and contiguous land;
- 4. This is a 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. This is a conveyance of land owned by a railroad or other public utility which does not involve any new streets or easements of access;
- 6. This is a 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. This is a conveyance made to correct descriptions in prior conveyances.
- 8. This is a 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.

27209700

Signature John B. Hiller

Address 1111 W. Washington  
Chicago, Ill 60607

SUBSCRIBED AND SWORN TO before me this 2<sup>nd</sup> day of August, 1974, a Notary Public in and for said State of Ill. County.

Barbara A. Stewart  
Notary Public

END OF RECORDED DOCUMENT