

# UNOFFICIAL COPY

12-3-85

CONSERVATOR'S OR GUARDIAN'S DEED

Modern Law Terms  
NO. 212

DEED

85308939

John Hess, Guardian of the Estate of Charles Stauffer, as Grantor,  
and James M. Mitchell and Diane Davis Mitchell, his wife, as Grantee s

Whereas, heretofore proceedings were instituted in the Circuit Court of Cook County, Illinois, on behalf of Charles Stauffer, a (1) disabled person, and the above named Grantor was duly appointed (2) guardian of the estate of said Charles Stauffer, and

Whereas, thereafter in said cause an order was entered directing Grantor, as guardian to sell the real estate hereinafter described, and

Whereas, Grantor, as (3) guardian, sold said real estate to said Grantee, and thereafter filed a report of sale in the Office of the Clerk of said court, and on the 4th day of November, 1985, the Court approved and confirmed said sale;

Now therefore, the Grantor, as (3) guardian, in consideration of the sum of One Hundred Thirty Five Thousand and no/100 Dollars, the receipt of which is hereby acknowledged, does hereby grant, sell and convey all his right, title and interest to James M. Mitchell and Diane Davis Mitchell (4) in joint tenancy and not as tenants in common

in the following described real estate:

The East half of the South 100 feet of Lot 26 in Fowler, Bruner and Bodins Subdivision of the West 26 1/2 acres of the North West Quarter of Section 12, with the East 13 1/2 acres of the North East quarter of Section 11 North of Lake Street all in Township 39 North, Range 12, East of the Third Principal Meridian in Cook County, Illinois

Subject to: general taxes for the year 1985 and subsequent years, the mortgage or trust deed set forth in sub-paragraph 3(b) or 3(c); special taxes or assessment for improvements not yet completed; building lines and building and liquor restrictions of record; zoning and building ordinances; roads and highways, if any; private, public, and utility easements of record; party wall rights and agreements, if any; covenants, conditions and restrictions of record (none of which provide for reverter), if any; leases without purchase or renewal options, if any, expiring none

Grantee's address: 17 W 708 Butterfield Road  
Oak Brook Terrace, IL 60801

Permanent Tax #  
15-12-100-010 VOL-182

situate in the Village of River Forest, County of Cook, Illinois

In Witness Whereof, the said Grantor, as (2) guardian of the estate of Charles Stauffer

has hereunto set his hand this 5th day of October, 1985

*John Hess, Guardian of the Estate of Charles Stauffer* (SEAL)

(1) "Incompetent" or "Minor"

(2) "Conservator of the estate (and person) of . . . , Incompetent", or "Guardian of the estate (and person) of . . . a Minor",

(3) "Conservator" or "Guardian"

(4) "In joint tenancy and not as tenants in common" may be inserted.

This instrument prepared by: Michael C. Strening, Ltd.  
175 W. Jackson Blvd.,  
Chicago, IL 60604



Name of Owner (s) JAMES M. MITCHELL and DIANE DAVIS MITCHELL

Address of property 750 Keystone, River Forest, IL 60305

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LTA

Jaskubski

Village of River Forest  
Real Estate Transfer Tax  
\$5

Village of River Forest  
Real Estate Transfer Tax  
\$50

Village of River Forest  
Real Estate Transfer Tax  
\$10

Village of River Forest  
Real Estate Transfer Tax  
\$2.50

85308939

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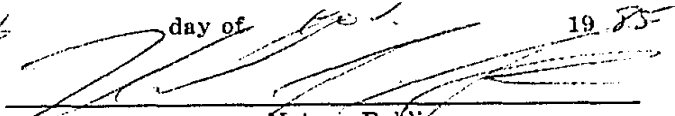
STATE OF ILLINOIS  
COUNTY OF COOK

I hereby certify that John Hess, Guardian of the Estate of Charles Stauffer, 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 he signed, sealed and delivered the same as his free and voluntary act and deed, as guardian, for the uses and purposes therein set forth

Sworn to before me this 26

day of

19 85

  
\_\_\_\_\_  
Notary Public

Commission expires: 3/19/88

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