86458979

QUITCLAIM DEED

and

RELEASE AND ASSIGNMENT

952799

12 00

KNOW ALL MEN BY THESE PRESENTS, That JOHN MUELLER, and one for each other Legatee as an Heir and Legatee under the Will and for the estate of LILLIAN M. MUELLER, deceased, of File #83P 731 in the Circuit Court of DuPage County, and State of Illinois, in consideration of ONE AND NO/00 DOLLARS, lawful money of the United States, have sold, signed, transferred and set over, and by these presents do sell, assign, transfer and set over unto WALTER M.L. MUELLER JR., & DOROTHY R. MUELLER in joint tenancy, the following described 2 parcels of real estate to which I became entitled under the Will of the deceased, LILLIAN M. MUELLER:

1. Property commonly known as: Box #297A, North River Drive, Algonquin, Illinois, 60102 and legally described as follows:

Part of the North Half of the fractional Northeast Quarter of Section Twenty-six (26), Township Forty-three (43) North Range Eight (8), East of the Third Principal Meridian, lying on the Easterly side of Fox River, described as follows:
Commencing on the North line of said Section Twenty-six (26) at a point four hundred ninety-five (495) feet West from the Northeast corner thereof; thence Southwesterly along the center of the Public Highway being on a line forming an angle of Thirty-five (35) Degrees, Fifty-three (53) minutes to the left with a prolongation of the last described line, Seven Hundred Forty and Three Tenth (740.3) feet to a point for a place of beginning; thence Southwesterly on a continuation of the last described line, being along the center of said Highway, Three Hundred Forty-six and Four Hundredths (346.04) feet to a point on the Northeasterly line of a tract of land conveyed by George E. Kobs and wife to Henry Strahlhoff by Warranty Deed dated October 4, 1927, and recorded in the Recorder's Office of McHenry County, Illinois, in Book 192 of Deeds, page 359; thence North, Sixty-one (61) Degrees, Thirty-seven (37) minutes West along the Northeasterly line of said land conveyed as aforesaid, Six Hundred Six and Sixty-five Hundredths (606.65) feet to an iron stake; thence Northeasterly on a line forming an angle of Eighty-six (86) Degrees, Forty-two (42) Minutes, to the right with a prolongation of the last described line, Three Hundred Three and Eighty-three Hundredths (303.83) Feet; thence East parallel with the North line of said Section Twenty-six (26) a distance of Twenty-five and Eighty-two Hundredths (25.82) Feet to an iron stake; thence Southeasterly in a straight line, Seven Hundred Forty-two and Seventy-eight Hundredths (742.78) Feet, more or less, to the place of beginning; also The adjoining strip of land lying between the last described tract and Fox River described by beginning at the most Westerly corner

86458979

EXEMPT UNDER REAL ESTATE TRANSFER TAX LAW PARAGRAPH "E" 8-224b SELLER OR REPRESENTATIVE Patricia C. Abel

A952961 5

of above described land; thence North Sixty-one (61) Degrees, Thirty-seven (37) Minutes West, Twenty (20) Feet more or less, to the waters edge of Fox River: thence Northeasterly along the water's edge of said Fox River to a point Sixty (60) feet South from (measured at right angles) to the North line of said Section Twenty-six (26); thence East parallel with said Section line, Twenty-five (25) Feet more or less to the Northwesterly corner of above described land; thence Southwesterly Three Hundred Three and Eighty-three Hundredths (303.83) Feet to the place of beginning, in McHenry County, Illinois;

and Principal Installment Note, dated December 18, 1980, in the sum of $81,000.00 executed by Raymond Wells, Dorothy T. Ludwig and Lillian A. Wells. Now with a balance of approximately $56,700.00 hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.
Permanent Index No.: 19-26-202-001

2. Property commonly known as: 4757 South Western Boulevard, Chicago, Illinois, and legally described as follows:

Lot 21 in Block 3 in McDavid and Rhoads Subdivision of Blocks 15 and 16 in Stone and Whitney's Subdivision of the North Half of SEction 7, Township 38 North, Range 14, East of the Third Principal Meridian, (except there from the lands of the Pittsburgh, Cincinnati, and St. Louis Railroad and the Western Avenue Boulevard);

and Articles of AGreement for Warranty Deed executed by Edward Zurek showing the balance of $3,600.00, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. Permanent Index No.: 20 07 102 010 0000 Vol 416
AND I do hereby give the said WALTER M.L. MUELLER JR., & DOROTHY R. MUELLER in joint tenancy and assigns, the full power and authority for their use and benefit, but at their own cost, to take all legal measures which may be proper or necessary for the complete recovery of the assigned property in their names or otherwise to prosecute and withdraw any suits or proceedings at law or inequity therefore, and I release all of my right, title and interest to the above named property to WALTER M.L. MUELLER, JR., and DOROTHY R. MUELLER in joint tenancy, and we appoint and authorize DOROTHY R. MUELLER, Independent Executor of the estate of the deceased, LILLIAN M. MUELLER, to perform all necessary acts to effectuate my wishes as set forth in this Release & Assignment.

IN WITNESS WHEREOF, I, JOHN MUELLER, as Heir and Legatee of the estate of LILLIAN M. MUELLER, deceased, have hereunto set my hand and seal this 17 day of Aug., 1984.

John Mueller
JOHN MUELLER

86458979

952799

STATE OF Penna)
) SS
COUNTY OF Delaware)

I, Beverly A. Patterson, in and for said County, in the State aforesaid, DO HEREBY CERTIFY, That JOHN MUELLER 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 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 17 day of August, 1984.

COOK COUNTY, ILLINOIS
FILED FOR RECORD

1986 OCT -6 PM 2:42

86458979

Beverly A. Patterson
Notary Public

BEVERLY A. PATTERSON, Notary Public
Lansdowne Boro, Delaware Co.
My Commission Expires Sept. 1, 1986

This instrument prepared by:
Patricia C. Houle, Attorney at Law
P.O. Box 557
Warrenville, IL 60555

Address of Grantee:

28 W 416 Pugnell Road
W. Chicago, IL 60185

Please mail this recorded document to:
Patricia C. Houle
P.O. Box 557
Warrenville, IL 60555

STATE OF ILL.
MCHENRY CO.
FILED FOR RECORD
952799
86 SEP 4 P4:05

Send subsequent tax bills to:
Dorothy Ludwig and Raymond Wells
Box #297A North River Drive
Algonquin, IL 60102

86458979

BOX 933-HV

5 6 1 6 8 5 8 9 7 9

RECORDER

③ g _____
Houle + Weisman

McHENRY COUNTY TITLE CO.