

UNOFFICIAL COPY

NO. 810
February, 1995
WARRANTY DEED
Joint Tenancy
Statutory (ILLINOIS)
(Individual to Individual)
REAL ESTATE TRANSACTION TAX

REVENUE
4700

CAUTION: This deed is given before being recorded under this act. Neither the public nor the State makes any warranty with respect thereto, including any warranty of merchantability.

THE GRANTOR

WILBURN K. LANCE and SUSAN M. LANCE, his wife

of the Village of Oak Park County of Cook
State of Illinois for and in consideration of
Ten and No/100ths (\$10.00) DOLLARS,
and other good and valuable consideration in hand paid,

CONVEY S and WARRANTS to M.
Jack Traficano and Margaret Flanagan, his wife
625 South Clinton
Oak Park, Illinois 60304
*WKA
Said by WKA*

30357909

(The Above Space For Recorder's Use Only)

(NAMES AND ADDRESS OF GRANTEE(S))

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:

Parcel 1:

The East 17.5 feet of the West 69 feet of the South 4 feet of Lot 24 and East 17.5 feet of the West 69 feet of Lots 25 and 26 (except the South 5 feet thereof) in Harlem Avenue Resubdivision of Lot 23 in Block 4 and Lot 13 in Block 5 in Mills and Sons Harlem and North Avenue Subdivision in the North West 1/4 of the North West 1/4 of Section 6, Township 39 North, Range 13 East of the Third Principal Meridian,

Parcel 2:

The South 5.5 feet of Lot 25 (except the West 125 feet thereof) and Lot 26 (except the South 26 feet thereof and except the West 125 feet thereof) in Harlem Avenue Resubdivision aforesaid, in Cook County, Illinois.

Subject to: See Attached Sheet

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.

Permanent Real Estate Index Number(s): 16-06-107-075

Address(es) of Real Estate: 1409 C North Harlem Avenue, Oak Park, Illinois 60302

DATED this 23rd day of July 1990

Wilburn K. Lance
Wilburn K. Lance

(SEAL)

Susan M. Lance
Susan M. Lance

(SEAL)

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

(SEAL)

1300

(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 Wilburn K. Lance and Susan M. Lance, his wife

" OFFICIAL SEAL "
JEANNE M. WITKOWSKI
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 2/1/93

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 23rd day of July 1990

Commission expires 2-1 1993 *Jeanne M. Witkowski*
NOTARY PUBLIC

This instrument was prepared by Gregory F. Smith/LILLIG & THORSNESS, LTD., 1900 Spring Road, Suite 200, NAME AND ADDRESS, Oak Brook, IL 60521

Mason Sullivan
79 West Monroe
Chicago, IL 60603

SEND SUBSEQUENT TAX BILLS TO:
Jack Traficano
625 South Clinton
Oak Park, IL 60304

Real Estate Transfer Tax \$1
Real Estate Transfer Tax \$1
Real Estate Transfer Tax \$1
Real Estate Transfer Tax \$50
Real Estate Transfer Tax \$5
Real Estate Transfer Tax \$300
Real Estate Transfer Tax \$300

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
3400

30357909

UNOFFICIAL COPY

Warranty Deed

State of Illinois
County of Cook

TO

GEORGE E. COLE,
LEGAL FORMS

Property of Cook County Clerk's Office

COOK COUNTY, ILLINOIS
5th FLOOR, HALLWAY

1990 JUL 25 PM 1:56

90357909

ATTACHMENT

SUBJECT TO:

General real estate taxes not due and payable at time of closing; building, building line and use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances; easements for public utilities; drainage ditches, feeders, laterals and drain tile, pipe or other conduit; if the property is other than a detached, single-family home, party walls, party wall rights and agreements; terms, provisions, covenants and conditions of the Declaration of Condominium, if any, and all amendments thereto; any easements established by or implied from the said Declaration of Condominium or amendments thereto, if any; limitations and conditions imposed by the Illinois Condominium Property Act, and if applicable, installments of assessments due after the date of closing; special assessments confirmed after the Contract date of May 25, 1990, except that the cost to repair the garage roof shall be Seller's obligation.

Property of Cook County Clerk's Office
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