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Warranty Deed

90167599

Illinois Statutory

90368444

(Individual to Individual)

The Above Space For Recorder's Use Only

90-167599

The Grantor

PABLO RAMOS and LUPITO RAMOS
AKA LUPITA RAMOS, his wife
271 E. Dickens

of the City of Northlake County of Cook State of Illinois
for and in consideration of Ten (\$10.00) DOLLARS.
and other good and valuable consideration in hand paid.
CONVEYS and WARRANTS to JEFF NAGY (divorced, not since remarried).

(NAMES AND ADDRESS OF GRANTEE)

3349 Balmoral, Chicago, Illinois

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:

Lot 9 in Block 12 in Section 2 of Country Club Addition to Midland Development Company's Northlake Village, a Subdivision in the Southwest 1/4, (except the South 100 rods), the West 1/2 of the Southwest 1/4, (except the South 100 rods), the South 1/2 of the Northwest 1/4 and the Southwest 1/4 of the Northeast 1/4 of Section 32, Township 40 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois.

SUBJECT TO: Covenants, conditions, restrictions of record and general real estate taxes for the year 1989, and subsequent years.

COMMONLY KNOWN AS: 271 East Dickens, Northlake, Illinois 60164

FLASH

P.I.N. 12-32-113-009

whereby 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 unto the said grantee in joint tenancy forever.

Dated this 9th day of April 19 90

Pablo Ramos
PABLO RAMOS

Lupita Ramos
LUPITO RAMOS

Lupita Ramos
AKA LUPITA RAMOS

90 167599

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that PABLO RAMOS and LUPITO RAMOS AKA LUPITA RAMOS, his wife

personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument of 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 9th day of April 19 90

Commission Expires July 15 19 90

Ronald M. Serpico
90 167599

This instrument was prepared by Ronald M. Serpico, 1807 N. Broadway, Melrose Park, Illinois 60160 Tel.: (708) 343-9669



Mr. Ronald M. Serpico
Attorney at Law
1807 North Broadway
Melrose Park, Illinois 60160
TEL.: 1-708-343-9669

(City, State and Zip)

ADDRESS OF PROPERTY:

271 E. Dickens
Northlake, Illinois 60164

THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY AND IS NOT A PART OF THIS DEED

SEND SUBSEQUENT TAX BILLS TO:
JEFF NAGY

(Name)

(Address)

1400 s/a/a

AFFIX "RIDERS" OR REVENUE STAMPS HERE

DOCUMENT NUMBER

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INDEMNIFICATION AGREEMENT

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JEFF NAGY, divorced and not since remarried, assumes liability and agrees to pay all obligations arising under the mortgage note and mortgage executed by PABLO RAMOS and LUPITO RAMOS, a/k/a LUPITA RAMOS, his wife in favor of RESIDENTIAL FINANCE CORPORATION said mortgage having been recorded in the Office of the Recorder of Deeds for Cook County, Illinois as document number 86-263845 on June 26, 1986, and later assigned to CITICORP HOMEOWNER'S SERVICE, as document number 87-392429. JEFF NAGY further assumes liability for all obligations of PABLO RAMOS and LUPITO RAMOS, a/k/a LUPITA RAMOS, his wife to the Secretary of Veterans Affairs to guarantee the aforesaid mortgage loan. JEFF NAGY agrees to indemnify the Secretary of Veterans Affairs for any claim arising from said guaranty. JEFF NAGY specifically declares and acknowledges his indemnification liability to the Secretary of Veterans Affairs by having executed VA form 26-6382 on March 7th, 1990.

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