

WARRANTY DEED  
Joint Tenancy  
Statutory (ILLINOIS)  
(Individual to Individual)

CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of non-harmfulness or fitness for a particular purpose.

THE GRANTOR S, Thomas McCormick and Cynthia McCormick, his wife

of the CITY of CHGO. HEIGHTS County of COOK  
State of ILLINOIS for and in consideration of  
TEN (10)----- DOLLARS,  
in hand paid.

CONVEY and WARRANT to Steven  
Garth and Carol J. Garth  
23 E. 155th Pl.,  
South Holland, Il.

(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:

THAT PART OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 30, TOWNSHIP 35 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT A POINT IN THE SOUTH LINE OF SAID SECTION 30, 490.5 FEET EAST OF THE SOUTHWEST CORNER OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 30 AFORESAID, THENCE NORTH AND PARALLEL TO THE WEST LINE OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 30 AFORESAID, 1332.11 FEET TO THE NORTH LINE OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 30, THENCE EAST ALONG SAID NORTH LINE 163.5 FEET TO THE EAST LINE OF THE WEST 20 ACRES OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 30, AFORESAID, THENCE SOUTH ALONG SAID EAST LINE OF THE WEST 20 ACRES, 1332.11 FEET TO THE SOUTH LINE OF SAID SOUTHWEST 1/4 OF SECTION 30, THENCE WEST 163.5 FEET TO THE PLACE OF BEGINNING (EXCEPTING FROM SAID TRACT THE SOUTH 33 FEET THEREOF), IN COOK COUNTY, ILLINOIS.

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): 33-30-402-000

Addres(s) of Real Estate: Vacant Land - 2741 E. 223rd St., Chgo, Hts.

DATED this 25th day of May 19 92

Thomas McCormick (SEAL) Cynthia McCormick (SEAL)  
Thomas McCormick Cynthia McCormick

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

92422585 (SEAL)

RECORDED - 1 493.50  
18882 TRAN 6941 06/12/92 12:39:08  
41037 E #SER13-422585  
COOK COUNTY RECORDER

AFFIX "RIDERS" OR REVENUE STAMPS HERE

COOK COUNTY RECORDER

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 Thomas McCormick and Cynthia McCormick his wife, are 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 as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

" OFFICIAL SEAL " JOHN J. MAZZORANA NOTARY PUBLIC MY COMM. EXPIRES MARCH 13, 1993

Given under my hand and official seal, this 25th day of May 19 92

Commission expires March 13 19 93

This instrument was prepared by John J. Mazzorana, 4747 Lincoln Mall Dr. #601 Matteson, Il. 60443

MAIL TO MAZZORANA JOHN J. MAZZORANA (Name) 4747 LINCOLN MALL DR #601 (Address) MATTESON, ILL 60443 (City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO (Name) (Address) (City, State and Zip)

Handwritten signature/initials

UNOFFICIAL COPY

Property of Cook County Clerk's Office

2025/01/15

# UNOFFICIAL COPY

## PLAT ACT AFFIDAVIT

STATE OF ILLINOIS )  
 ) SS.  
COUNTY OF COOK )

THOMAS McCORMICK AND CYNTHIA McCORMICK being duly sworn  
on oath, states that THEY reside(s) at 2741 E. 223RD ST.,

CHICAGO HEIGHTS, ILL. That the attached deed is not in viola-  
tion of Section 1 of Chapter 109 of the Illinois Revised Statutes for one of  
the following reasons:

1. Said Act is not applicable as the grantors own no adjoining property to the premises described in said deed;

-OR-

the conveyance falls in one of the following exemptions as shown by Amended Act which became effective July 17, 1959.

2. The 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.
3. The 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.
4. The sale or exchange of parcels of land between owners of adjoining and contiguous land.
5. The conveyance of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
6. The conveyance of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
7. The 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 or land impressed with a public use.
8. Conveyances made to correct descriptions in prior conveyances.
9. The sale of exchange of parcels or tracts of land existing on the date of the amendatory Act into no more than 2 parts and not involving any new streets or easements of access.

CIRCLE NUMBER ABOVE WHICH IS APPLICABLE TO ATTACHED DEED.

AFFIANT further states that \_\_\_\_\_ make(s) this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording.

X Thomas McCormick  
X Cynthia McCormick

SUBSCRIBED AND SWORN to before me  
this 11TH day of JUNE, 1992

NOTARY PUBLIC OFFICIAL SEAL  
STATE OF ILLINOIS  
MY COMMISSION EXP. SEPT 10, 1994