

# UNOFFICIAL COPY

93932742

## WARRANTY DEED

THE GRANTORS, GERALD J. ROSHINSKI, A Never Married Man, and JAMES B. FLORES, A Never Married Man, both of the City of Chicago, County of Cook, State of Illinois, for and in consideration of TEN DOLLARS AND 00/100 in hand paid, CONVEY and WARRANT to PAUL Z. CLAUSEN and RUTH CLAUSEN, both of 618 W. 18th Street, Chicago, Illinois, the following described Real Estate situated in the County of Cook in the State of Illinois, NOT AS TENANTS IN COMMON NOR AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP, BUT AS TENANTS BY THE ENTIRETY, to wit:

LOT 10 IN BLOCK 2 IN POWELL'S SUBDIVISION OF THE WEST HALF OF THE EAST HALF OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 25, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Subject to: covenants, conditions and restrictions of record; public and utility easements; ~~roads and highways~~; party wall rights and agreements; ~~existing leases and tenancies~~; and general real estate taxes for the year 1993 and subsequent years provided however, that no such covenant, condition, restriction or easement provides forfeiture or right of reverter, underlies any improvements or materially adversely affects the use and enjoyment of the premises as a residence.

hereby releasing and waiving all rights under an by virtue of the Homestead Exemption Laws of the State of Illinois, TO HAVE AND TO HOLD said premises forever.

Permanent Real Estate Index Number: 13-25-310-0010-01 RECORDING \$23.50  
T#0011 TRAN 8181 11/16/93 14:39:00  
Address of Real Estate: 2627 N. Albany, Chicago #4738 # \*-93-932742  
COOK COUNTY RECORDER

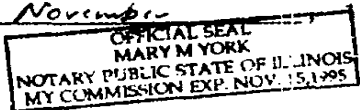
DATED this 12<sup>th</sup> day of November, 1993

Gerald J. Roshinski  
GERALD J. ROSHINSKI

James B. Flores  
JAMES B. FLORES

STATE OF ILLINOIS, COUNTY OF COOK ss. I, the undersigned, a Notary Public in and for said County, in the State of Illinois, DO HEREBY CERTIFY that GERALD J. ROSHINSKI, A Never Married Man, and JAMES B. FLORES, A Never Married Man, 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.

Given under my hand and official seal this 12<sup>th</sup> day of November, 1993.



M. York  
Notary Public

This instrument prepared by: MULRYAN AND YORK, Attorneys at Law, 3442 N. Southport, Chicago, Illinois 60657

MAIL TO:  
Anthony L. Frink  
McBride, Butler & Coles  
500 W. Madison St.  
40th Floor  
Chicago, IL 60661

SEND TAX BILLS TO:  
Paul Z. Clausen  
2627 N. Albany  
Chicago, IL

2350

1 of 2 pages + (6998)

Handwritten initials and signatures in the top right corner.

