

UNOFFICIAL COPY

WARRANTY DEED
Statutory (ILLINOIS)
(Individual to Individual)

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
NOV 22 '93
DEPT. OF REVENUE
118.00

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 merchantability or fitness for a particular purpose.

THE GRANTOR

Leonardo Townsend, a divorced man
of the Village of Oak Park, County of Cook
State of Illinois for and in consideration of
TEN DOLLARS,
and other consideration in hand paid,
CONVEY and WARRANT to

Christopher Beckwith and
Paul Beckwith
Leah Beckwith
(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:

93957578

(The Above Space For Recorder's Use Only)

THE SOUTH 30 FEET OF LOT 16 IN BLOCK 4 IN SUBDIVISION OF BLOCKS 2, 3 AND 4 IN
FORCE'S SUBDIVISION OF THE EAST 1/2 OF THE SOUTH EAST 1/4 OF THE SOUTHWEST 1/4 OF
SECTION 7, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN
COOK COUNTY, ILLINOIS.

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Subject only to the following, if any general taxes for the year
1993 and subsequent years, the mortgage or trust deed set forth in
sub-paragraph 3(b) or 3(c); special taxes or assessments for improve-
ments not yet completed; building lines and building and liquor
restrictions of record; zoning and building ordinances; roads and
highways, if any; private, public, and utility easements of record;
party wall rights and agreements, if any; covenants, conditions and
restrictions of record.

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): 16-07-327-008
Address(es) of Real Estate: 434 S. Grove Avenue, Oak Park, IL 60302

DATED this 10th day of November 1993
Cook County
PLEASE PRINT OR TYPE NAME(S) BELOW
SIGNATURE(S)
Leonardo Townsend
NOV 22 '93
59.00
(SEAL)
(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
Leonardo Townsend a divorced man
personally known to me to be the same person whose name subscribed
to the foregoing instrument, appeared before me this day in person, and acknowl-
edged 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 official seal, this 10th day of November 1993
Commission expires 5/14/94 19
NOTARY PUBLIC

This instrument was prepared by Richard K. Nowell, 321 Division St. Melrose Park
(NAME AND ADDRESS) 60160

Real Estate Transfer Tax \$1
Real Estate Transfer Tax \$1
Real Estate Transfer Tax \$1
Real Estate Transfer Tax \$1
Real Estate Transfer Tax \$10
Real Estate Transfer Tax \$5
Real Estate Transfer Tax \$200
Real Estate Transfer Tax \$25
Real Estate Transfer Tax \$500
Real Estate Transfer Tax \$200

MAIL TO: { Downs & Downs, P.C.
(Name)
1010 LAKE ST. SUITE 420
(Address)
OAK PARK, IL 60301
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:
CHRISTOPHER L. BECKWITH
(Name)
434 S. GROVE AVE
(Address)
OAK PARK, IL 60302
(City, State and Zip)

BOX 333

74-78-871-06

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800-231-0000

COOK COUNTY, ILLINOIS
CLERK OF COURTS

NOV 23 11 51 AM

93957578

Property of Cook County Clerk's Office