

# UNOFFICIAL COPY

## WARRANTY DEED

THE GRANTOR, EDDIE HENDERSON,  
 A WIDOWED PERSON, of HOULKA,  
 MISSISSIPPI, for and in consideration of  
 Ten (\$10.00) and no/100 DOLLARS, and  
 other good and valuable consideration in  
 hand paid, CONVEYS and WARRANTS to  
PHILLIP L. TICK, A SINGLE PERSON,  
 of The City of Chicago, the following  
 described Real Estate situated in the County  
 of Cook, in the State of Illinois, to wit:

95259201

DEPT-01 RECORDING 017.00  
 18666 TRAM VARI 04/19/95 14144100  
 01305 P L C 04-19-95 2259201  
 COOK COUNTY RECORDER

LOT 288 IN DICKLEY'S SECOND ADDITION TO CHICAGO IN THE SOUTHEAST 1/4 OF SECTION 2,  
 TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO  
 THE PLAT THEREOF, RECORDED MAY 19, 1899, AS DOCUMENT NUMBER 2822628, IN COOK  
 COUNTY, IL.

P I N: 16-02-421-023  
 C/K/A: 846 TRUMBULL, CHICAGO, IL.

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 forever.

**THIS IS NOT HOMESTEAD PROPERTY**

Exempt under Real Estate Transfer Tax Law 35 ILCS 200/21-45

sub per Lee and Cook

DATED: MARCH 20, 1995

Date APR 19 1995 Sm. Beth Nollen

Eddie Henderson (Seal)

EDDIE HENDERSON

State of Mississippi, County of Chickasaw Jss. I, the undersigned, a Notary Public in and for said  
 County, in the State aforesaid, DO HEREBY CERTIFY that Eddie Henderson personally known to me to be  
 the same person whose name is 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, <sup>April</sup> ~~March~~ 4, 1995

Jo Ann Tate  
 NOTARY PUBLIC

This instrument was prepared by Lee Scott Perres 19 S. LaSalle St., #603, Chicago, IL 60603

Mail To:

95259201

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## BILL OF SALE

Seller, EDDIE HENDERSON, of CHICAGO, IL, in consideration of Ten (\$10.00) and no/100 dollars, receipt whereof is hereby acknowledged, does hereby sell, assign, transfer and set over to Buyer, PHILLIP J. TICK, of CHICAGO, IL, the following described personal property, to wit:

ALL OF SAID PERSONAL PROPERTY AS EXISTS IN SAID PROPERTY AND AS LISTED IN THE CONTRACT TO PURCHASE THE PROPERTY KNOWN AS 846 TRUMBULL, CHICAGO, IL, CHICAGO, ENTERED INTO BETWEEN THE PARTIES HERETO.

Seller hereby represents and warrants to Buyer that Seller is the absolute owner of said property, that said property is free and clear of all liens, charges and encumbrances, and that Seller has full right, power and authority to sell said personal property and to make this bill of sale. All warranties of quality, fitness, and merchantability are hereby excluded.

If this bill of sale is signed by more than one person, all persons so signing shall be jointly and severally bound hereby.

IN WITNESS WHEREOF, Seller has signed and sealed this bill of sale at HOULKA, MI <sup>April</sup>~~MARCH~~, 1995.

*Eddie Henderson*  
EDDIE HENDERSON

Subscribed and sworn to  
before me ~~March~~ <sup>April</sup> 4, 1995.

*Jean Rato*  
Notary Public

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# UNOFFICIAL COPY

AFFIDAVIT OF TITLE

STATE OF MISSISSIPPI  
COUNTY OF \_\_\_\_\_

The undersigned affiant, being first duly sworn, on oath says, and also covenants with and warrants to the grantee hereinafter named: That affiant has an interest in the premises described below or in the proceeds thereof or is the grantor in the deed dated MARCH 20, 1995 to PHILLIP J. TICK, grantee, conveying the following described premises:

LOT 288 IN DICKEY'S SECOND ADDITION TO CHICAGO IN THE SOUTHEAST 1/4 OF SECTION 2, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF, RECORDED MAY 19, 1899, AS DOCUMENT NUMBER 2822628, IN COOK COUNTY, IL.

P I N: 16-02-421-422  
C/K/A: 846 TRUMBULL, CHICAGO, IL

That no labor or material has been furnished for premises within the last four months, that is not fully paid for.

That since the title date of FEBRUARY 23, 1995, in the report on title issued by AMERICAN TITLE SERVICES, affiant has not done or suffered to be done anything that could in any way affect the title to premises, and no proceedings have been filed by or against affiant, nor has any judgment or decree been rendered against affiant, nor is there any judgment note or other instrument that can result in a judgment or decree against affiant within five days from the date hereof.

That all water taxes, except the current bill, have been paid, and that all the insurance policies assigned have been paid for.

That this instrument is made to induce, and in consideration of, the said grantee's consummation of the purchase of the premises.

Affiant further states: NAUGHT.

Eddie Henderson Grantors  
EDDIE HENDERSON

Subscribed and sworn to before me <sup>April</sup> MARCH 4, 1995

Jean Rite  
NOTARY PUBLIC

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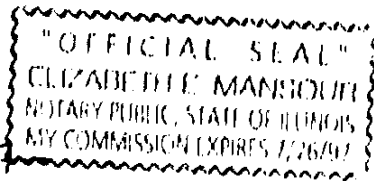
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## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 4-19, 1995 Signature: \_\_\_\_\_  
Grantor or Agent

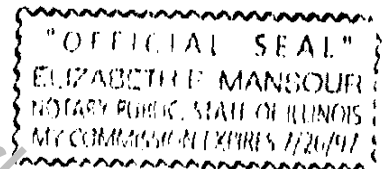
Subscribed and sworn to before me by the said \_\_\_\_\_  
this 19th day of April,  
1995.  
Notary Public Elizabeth E. Mansour



The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated 4-19, 1995 Signature: \_\_\_\_\_  
Grantor or Agent

Subscribed and sworn to before me by the said \_\_\_\_\_  
this 19th day of April,  
1995.  
Notary Public Elizabeth E. Mansour



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

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