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GUARDIAN'S DEED

96402285

Catherine M. Brennan, Guardian of the Estate of Gerald M. Stazio, a disabled person, as Grantor and Mathilda Lupi, single and never married, of the City of Chicago, as ~~Grantors~~ Grantors,

DEPT-01 RECORDING \$23.50
T#0010 TRAN 4986 05/29/96 11:56:00
#8495 : CJ *--96-402285
COOK COUNTY RECORDER

WHEREAS, proceedings heretofore were duly instituted in the Circuit Court of Cook County, Illinois for the appointment of a Guardian for Gerald M. Stazio, a disabled person, and on the 5th day of March, 1996, Catherine M. Brennan, was duly appointed and qualified by said Court as Guardian of the Estate of Gerald M. Stazio, a disabled person, and Letters of Office issued out of said Court to said Guardian, such Letters of Office now being in full force and effect, and

WHEREAS, on the 15th day of May, 1996, a petition to Sell Real Estate pursuant to Section 20-3 of the Illinois Probate Act was filed with the said Court by the Guardian or behalf of the disabled person to sell and convey the disabled person's interest in the real estate hereinafter described and an Order was duly entered on May 15, 1996, for the Petition directing and empowering the said Guardian to sell and convey the disabled person's interest in said real estate, such sale being found by the Court to be in the best interest of the disabled person.

NOW THEREFORE, Catherine M. Brennan, as Guardian of the Estate of Gerald M. Stazio, a disabled person, by virtue of the power and authority granted to her under said Order of Court and in consideration of the sum of Ten Dollars, and other good and valuable consideration, receipt of which is hereby acknowledged, does hereby grant, sell and convey to Austin Bank of Chicago, a/t/u/t/a dated August 7, 1990 and known as Trust No. 6677, 6400 W. North Avenue, Chicago, IL 60639, all of his right, title and interest as Guardian, in the following described real estate situated in Cook County, Illinois:

Lot 10 in Block 6 in Ullman's Subdivision of the Southeast 1/4 of the Southwest 1/4 and the West 1/3 of the South 20 acres of the West 26.60 Chains of the Southeast 1/4 of Section 33, Township 40 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois.

P.I.N. 13-33-324-025

Commonly known as 1628 N. Lockwood Ave., Chicago, IL 60639

SUBJECT TO (a) covenants, conditions and restrictions of record; (b) public and utility easements and roads and highways, if any; (c) general taxes for the second installment of 1995 real estate taxes, et seq; (d) special taxes or assessments for improvements not yet completed; (e) unconfirmed special taxes or assessments.

DATED this 28th day of May, 1996.

Catherine M. Brennan, Guardian for
Catherine M. Brennan, Guardian for Gerald M. Stazio
Gerald M. Stazio

Mathilda Lupi
Mathilda Lupi

23/96

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STATE OF ILLINOIS)
)
COUNTY OF COOK)

I hereby certify that Catherine M. Brennan, Guardian of the Estate of Gerald M. Stazio, a disabled person, and Mathilda Lupi, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this 28th day of May, 1996 in person and acknowledged that they signed, sealed and delivered the same to me as their free and voluntary act and deed, for the uses and purposes therein set forth.



Rita A. Brennan
Notary Public

This instrument was prepared by: Catherine M. Brennan, 338 S. Gibbons Ave., Arlington Heights, IL 60004

Mail tax bills to:

Mail recorded deed to: Ronald Kaplan, 188 W. Randolph, Suite 1200, Chicago, IL 60601

