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96450257 **SMS**

Mail to/Send Tax Bill to:
Transamerica Financial Services
4747 Lincoln Mall Dr.
Suite 304
Matteson, IL 60443

96413796

WARRANTY DEED (Illinois)

The Grantor(s),
JOY V. ARMSTRONG, widowed and
not since remarried, of the City of
Chicago, County of Cook, State of
Illinois, for and in consideration of One (\$1.00) and 00/100s Dollars, in hand paid, and pursuant to
735 ILCS 5/15-1401 of the Illinois Code of Civil Procedure, CONVEYS and WARRANTS to
TRANSAMERICA FINANCIAL SERVICES, INC., a California corporation, c/o 4747 Lincoln Mall
Drive, Suite 304, Matteson, Illinois, the following described Real Estate, situated in the County of
Cook, in the State of Illinois, to wit:

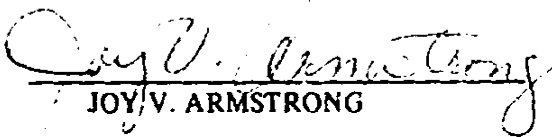
LOTS 13 AND 14 IN BLOCK 3 IN SOUTH JACKSON PARK SUBDIVISION OF THE
NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 24, TOWNSHIP 38 NORTH,
RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY,
ILLINOIS.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the
State of Illinois.

NOTE: This Deed is tendered by Grantor to Grantee in full and complete satisfaction of all liability
arising from or related to the trust deed made by Raymond Armstrong, et al., to Transamerica
Financial Services, Inc., Identification No. 771190, recorded as document no. 93892545.

Permanent Real Estate Index Number: 20-24-301-005-0000
Address of Real Estate: 6725-27 S. Cornell, Chicago, Illinois 60609

DATED this 8th day of May, 1996

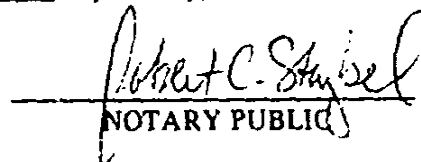

JOY V. ARMSTRONG

State of Illinois, County of Cook

I, the undersigned, a Notary Public in and for said County of Cook, in the State of Illinois, DO
HEREBY CERTIFY that JOY V. ARMSTRONG, 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 she signed, sealed and delivered the same instrument as her 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 8th day of May, 1996.

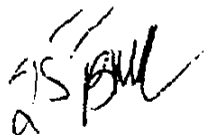
Commission expires 6-15, 1999.


NOTARY PUBLIC

Instrument prepared by:
Robert C. Strybel, James E. Gorman & Associates, 10644 S. Western Ave., Chicago, IL 60643



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Property of Cook County Clerk's Office

Exempt under Real Estate Transfer Tax Act Sec. 4
for M & Cook County Ord. 98104 Par. M
Date 5/31/96 Sign. [Signature]

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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.

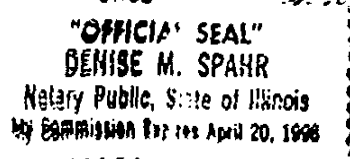
Dated May 10, 1996

Signature: [Signature]

Grantor or Agent

Subscribed and sworn to before me by the said affiant this 10th day of May, 1996.

Notary Public [Signature]



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 acquired 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.

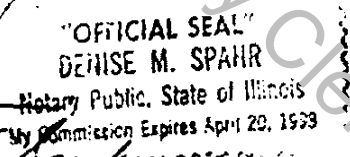
Dated May 10, 1996

Signature: [Signature]

Grantee or Agent

Subscribed and sworn to before me by the said affiant this 10th day of May, 1996.

Notary Public [Signature]



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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