

UNOFFICIAL COPY

WARRANTY DEED

JOINT TENANCY
ILLINOIS STATUTORY

96465839

MAIL TO:

C. Lusthoff

P.O. Box 190

RIVERSIDE, IL 60576-0190

DEPT-01 RECORDING \$25.00
T#0012 TRAN 0983 06/18/96 09:54:00
#9092 & CG # -96-465839
COOK COUNTY RECORDER

NAME & ADDRESS OF TAXPAYER:

WAYNE WAGNER and DENISE WAGNER

2148 West Cermak Road

Chicago, Illinois 60608

RECORDER'S STAMP

THE GRANTOR(S) NORMAN WAGNER and SHIRLEY WAGNER, his wife

of the City of Green Bay County of Brown State of Wisconsin

for and in consideration of TEN AND NO/100 (\$10.00) DOLLARS

and other good and valuable considerations in hand paid,

CONVEY(S) AND WARRANT(S) to WAYNE WAGNER and DENISE WAGNER

(GRANTEES' ADDRESS) 4217 Custer Avenue

of the City of Lyons County of Cook State of Illinois

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: All of GRANTORS' right, title and interest

in and to:

-----SEE EXHIBIT A ATTACHED HERETO AND MAKE A PART HEREOF-----

NOTE: If additional space is required for legal - attach on separate 8-1/2" x 11" sheet with a minimum of 1/2" clean margin on all sides.

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 Index Number(s): 17-19-324-029

Property Address: 2148 West Cermak Road, Chicago, Illinois

Dated this 29th day of January 19 96

Norman Wagner (Seal)
NORMAN WAGNER

Shirley Wagner (Seal)
SHIRLEY WAGNER

(Seal)

(Seal)

NOTE: PLEASE TYPE OR PRINT NAME BELOW ALL SIGNATURES

COMPLIMENTS OF Chicago Title Insurance Company

MAIL TO:

CRAIG LUSTHOFF

P.O. Box 190, RIVERSIDE, IL 60576-0190

CTIC Form No. 1158

BOX 333-CTI

96465839

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STATE OF WISCONSIN } ss.
County of Brown }

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT NORMAN WAGNER and STURLEY WAGNER, his wife personally known to me to be the same person S whose name S are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that t he y signed, sealed and delivered the 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 notarial seal, this 29th day of January, 19 96.

My commission expires on 12-29, 19 96 Renda L. Spurgeon Notary Public

COOK COUNTY - ILLINOIS TRANSFER STAMP

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPT. OF REVENUE
P.B. 10775

076369

47.50

IMPRESS SEAL HERE

COOK COUNTY - ILLINOIS TRANSFER STAMP

* If Grantor is also Grantee you may want to strike Release & Waiver of Homestead Rights.

NAME and ADDRESS OF PREPARER:
AVRUM REIFER, LTD.
3016 West Sherwin Avenue
Chicago, Illinois 60645

EXEMPT UNDER PROVISIONS OF PARAGRAPH
SECTION 4,
REAL ESTATE TRANSFER ACT
DATE: _____

Signature of Buyer, Seller or Representative

This conveyance must contain the name and address of the Grantee for tax billing purposes: (55 ILCS 5/3-5020) and name and address of the person preparing the instrument: (55 ILCS 5/3-5022).

62859196

23.75

23.75

CHGO.

356.25

TO

FROM

WARRANTY DEED
JOINT TENANCY ILLINOIS STATUTORY

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EXHIBIT A

Lot 30 in Durkee's Subdivision of the East $\frac{1}{2}$ of Block 59 in the Subdivision of East $\frac{1}{2}$ of Southwest $\frac{1}{4}$ of Section 19, Township 39 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

Subject to covenants, conditions and restrictions of record; private, public and utility easements and roads and highways, if any; party wall rights and agreements, if any; existing tenancy of Wagner's Bakery; special taxes or assessments for improvements not yet completed; installments not due at the date hereof of any special tax or assessment for improvements heretofore completed; general taxes for the year 1995 and subsequent years.

PERMANENT TAX INDEX NO.: 17-19-324-029

ADDRESS OF REAL ESTATE: 2148 West Cermak Road
Chicago, Illinois

Property of Cook County Clerk's Office

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