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WARRANTY DEED
TENANCY BY ENTIRETY

96467619

MAIL TO:

SEPT-01 RECORDING 125.50
T10001 TRAN 4250 05/19/96 15:53:00
13035 : RC #-96-467619
COOK COUNTY RECORDER

NAME/ADDRESS OF TRAPAYER
Percy and Emma Groves
875 S. Crandon
Chicago, IL 60617



2500 W

THE GRANTOR, ASHLEY T. COOPER, a bachelor,
in consideration of ten dollars in hand paid and other good and
valuable consideration, hereby CONVEYS and WARRANTS to PERCY GROVES, JR.,
and EMMA M. GROVES, husband and wife, of 4438 W. Congress, Chicago,
Illinois, not as tenants in common and not as joint tenants but as
tenants by the entirety, the following described real estate situated in
the County of Cook, State of Illinois, to wit:

LOT 31 (EXCEPT THE SOUTH 5 FEET 8 INCHES THEREOF) AND THE SOUTH 10
FEET 7 INCHES OF LOT 32 IN BLOCK 1 IN SUBDIVISION OF THE NORTH WEST
1/4 OF THE NORTHEAST 1/4 OF THE NORTH EAST 1/4 AND THE WEST 1/2 OF
THE SOUTH WEST 1/4 OF THE NORTH EAST 1/4 OF THE NORTH EAST 1/4 OF
SECTION 1, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL
MERIDIAN, IN COOK COUNTY, ILLINOIS

P.I.N.: 25-01-205-054

96467619

ADDRESS: 8752 SOUTH CRANDON, CHICAGO, ILLINOIS 60617

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

DATED this 31ST day of May, 1996.

T. Ashley Cooper
by [Signature]
ASHLEY T. COOPER

66614596

Rerecorded to correct the name of the grantee

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CITY OF CHICAGO
REAL ESTATE TRANSFER TAX
REFERENCE PAY TO
75.00.00

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPT OF REVENUE
100.00

Cook County
REAL ESTATE TRANSACTION TAX
REVENUE
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9-16-20460-7*

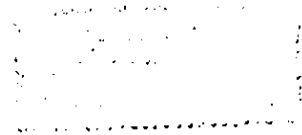
9-16-20460-7*

State of Illinois, County of Cook, ss.

I, the undersigned, a Notary Public in and for said County and State, DO HEREBY CERTIFY that R. Anthony Hearn, as attorney-in-fact for Ashley T. Cooper, 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 he signed, sealed and delivered the 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 notarial seal this 31st day of May, 1996.

Donna Murphy
Notary Public



96467619

Prepared by: Joseph P. Mulhern, 907 North Elm Street, Suite 204, Hinsdale, Illinois 60521.

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DEPT-01 RECORDING
TRAN 5440 07/29/56 13:01:00
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COOK COUNTY RECORDER

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