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96926440

WARRANTY DEED



MAIL TO:

Edward Schussler, Esq.
9631 W. 153rd #35
Orland Park, IL 60462

DEPT-01 RECORDING \$23.50
T#0011 TRAM 4503 12/06/96 15:02:00
#3034 & KP *-96-926440
COOK COUNTY RECORDER

NAME & ADDRESS OF TAXPAYER:

Mr. & Mrs. Wertheim
16721 S. Westwind Dr.
Tinley Park, IL 60477

RECORDER'S STAMP

23 50

GRANTOR(S), Joseph A. Martin, Sr. and unmarried person of Village of Tinley Park, County of Cook, State of Illinois, for and in consideration of Ten Dollars (\$10.00), and other good and valuable consideration in hand

paid, **CONVEY(S)** and **WARRANT(S)** to the **GRANTEE(S)**, Darryl Wertheim and Lillian Wertheim, husband & ** of 10700 McVicker, Chicago Ridge

in the County of Cook in the State of Illinois

, TO HAVE AND TO HOLD the following described real estate, not in Tenancy in Common, but in **JOINT TENANCY**: *wife

That part of Lot 6 in Westwind Court, being a Subdivision of part of the Northeast fractional Quarter of Section 30, Township 36 North, Range 13 East of the Third Principal Meridian, described as follows: Commencing at the Southwest corner of said Lot 6; thence North 83 degrees 49 minutes 55 seconds East along the South line of said Lot 6 for a distance of 15.55 feet to a point; thence North 12 degrees 19 minutes West for a distance of 64.91 feet to a point of beginning, said point lying on the westerly extension of the center line of a party wall; thence North 77 degrees 41 minutes East along said center line of a party wall and the Easterly and Westerly extensions thereof for a distance of 74.00 feet to a point; thence North 12 degrees 19 minutes West for a distance of 32.59 feet to a point; thence South 77 degrees 41 minutes West for a distance of 74.00 feet to a point; thence South 12 degrees 19 minutes East for a distance of 32.59 feet to the point of beginning, all in Cook County, Illinois.

Permanent Tax No: 28-30-100-034

Known As: 16721 Westwind Drive, Tinley Park, Illinois

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

SUBJECT TO: (1) Real estate taxes for the year 1996 and subsequent years; (2) Covenants, conditions restrictions and easements apparent or of record; (3) All applicable zoning laws and ordinances.

Dated: November 25, 1996

ATGF, INC

Joseph A. Martin, Sr.
Joseph A. Martin, Sr.

By: [Signature]
Attorney in Fact, Pursuant to Durable Power of Attorney

By: _____
Attorney in Fact, Pursuant to Durable Power of Attorney

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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Lee D. Garr or Ray J. De Maertelaere of the Law Firm of Garr & De Maertelaere, Ltd., the Authorized Representative of PHH Real Estate Services Corporation, (STRIKE INAPPROPRIATE OPTION) and Attorney in Fact for Joseph A. Martin, Sr., and unmarried person, 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 said 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 official seal this 25th day of November, 1996.

Commission expires  OFFICIAL SEAL
THERESA A. NELSON
NOTARY PUBLIC STATE OF ILLINOIS
EXPIRES 12/31/03
STAMP DUTY REQUIRED

Theresa A. Nelson
Notary Public

MUNICIPAL TRANSFER

COOK COUNTY, ILL. 60601
STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPT. OF REVENUE
156.00

REAL ESTATE TRANSACTION TAX
REVENUE
STAMP
78.00

NAME AND ADDRESS OF PREPARER:
Lee D. Garr
GARR & DE MAERTELAERE, LTD.
50 Turner Avenue
Elk Grove Village, IL 60007
(708) 593-8777

EXEMPT under provisions of paragraph
Section 4, Real Estate
Transfer Act. Date: _____

Buyer, Seller or Representative

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

Mail To
Edward G. Schussler
Schussler & Kutsulis LTD
9631 W 153rd ST #35
Orland Park, IL 60462

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