

UNOFFICIAL COPY

Warranty Deed
TENANCY BY THE ENTIRETY
Statutory (ILLINOIS)
(Individual to Individual)

CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

THE GRANTOR (NAME AND ADDRESS)

WILLIAM E. NELSON, JR.,
MARRIED TO DOLORES NELSON,

96959590

DEPT-01 RECORDING 025.50
T90004 TRAN 1427 12/19/96 14628100
66251 LF # -96-959590
COOK COUNTY RECORDER

(The Above Space For Recorder's Use Only)

51454953 R.W.W.

of the _____ CITY _____ of _____ CHICAGO, _____ County
of _____ COOK _____ State of _____ ILLINOIS,
for and in consideration of _____ TEN _____ DOLLARS,
in hand paid, CONVEY _____ and WARRANT \$ _____ to

WILLIAM E. NELSON, JR. AND DOLORES NELSON, HIS WIFE,

(NAMES AND ADDRESS OF GRANTEES)

as husband and wife, as TENANTS BY THE ENTIRETY and not as Joint Tenants with rights of survivorship, nor as Tenants in Common, the following described Real Estate situated in the County of _____ COOK _____ in the State of Illinois, to wit: (See reverse side for legal description.) 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 as husband and wife, not as Joint Tenants nor as Tenants in Common but as TENANTS BY THE ENTIRETY forever, SUBJECT TO: General taxes for _____ 1995 _____ and subsequent years and _____ 96959590

Permanent Index Number (PIN): _____ 24-14-102-071 _____

Address(es) of Real Estate: _____ 10328 SOUTH LAWNDALE AVENUE, CHICAGO, IL 60655 _____

DATED this _____ 13th _____ day of _____ SEPTEMBER _____ 1996

PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S)

William E. Nelson Jr. (SEAL) Dolores Nelson (SEAL)

WILLIAM E. NELSON, JR.

DOLORES NELSON

(SEAL) _____ (SEAL)

State of Illinois, County of _____ COOK _____ ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that

WILLIAM E. NELSON, JR., MARRIED TO DOLORES NELSON, AND DOLORES NELSON, HIS WIFE,

.....
"OFFICIAL SEAL"
JOY MARIE POSLUSZNY
NOTARY PUBLIC, STATE OF ILLINOIS
My Commission Expires May 31, 2000
.....

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 _____ 13th _____ day of _____ SEPTEMBER _____ 19 96

Commission expires _____ 19 _____

This instrument was prepared by _____ WILLIAM E. NELSON, JR., 10328 S. LAWNDALE, CHICAGO, IL 60655 _____
(NAME AND ADDRESS)

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

25.50
out

UNOFFICIAL COPY

Legal Description

of premises commonly known as 10328 SOUTH LAWNDALE AVENUE, CHICAGO, IL 60655

THE WEST 17 FEET OF THE EAST 142 FEET OF THE NORTH 55 FEET OF LOT 23 IN J.S. HOVLANDS RESUBDIVISION OF J.S. HOVLANDS 103RD STREET SUBDIVISION OF THE WEST 1/2 AND THE NORTH 1/2 OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 14, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, AND,

THE NORTH 55 FEET OF THE EAST 125 FEET OF LOT 23 IN J.S. HOVLANDS RESUBDIVISION OF J.S. HOVLANDS 103RD STREET SUBDIVISION OF THE WEST 1/2 AND THE NORTH 1/2 OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 14, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Convey under provisions of Paragraph SECTION 14
Real Estate Transfer Tax Act.

9-13-96
Date

[Signature]
Buyer, Seller or Representative

06365996



SEND SUBSEQUENT TAX BILLS TO:

WILLIAM E. NELSON, JR.

(Name)

10328 SOUTH LAWNDALE AVENUE

(Address)

CHICAGO, IL 60655

(City, State and Zip)

WILLIAM E. NELSON, JR.

(Name)

10328 SOUTH LAWNDALE AVENUE

(Address)

CHICAGO, IL 60655

(City, State and Zip)

MAIL TO:

OR

RECORDER'S OFFICE BOX NO. _____

UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE

The grantor or his/her agent affirms that, to the best of his/her 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 and hold title to real estate under the laws of the State of Illinois.

Dated _____, 19 96 Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before
me by the said _____
this _____ day of _____
19 96

Notary Public [Signature]



The grantee or his/her 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 acquire 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 _____, 19 96 Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before
me by the said _____
this _____ day of _____
19 96

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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]

96550590

UNOFFICIAL COPY

Property of Cook County Clerk's Office

96339590