

WARRANTY DEED
Joint Tenancy - Statutory
Statutory (ILLINOIS)
(Individual to Individual)

THE GRANTORS, DONALD G. HELMS and SYLVIA M. HELMS, his Wife, of the Village of Harwood Heights, County of Cook, State of Illinois, for and in consideration of Ten and 00/100 (\$10.00) Dollars, and other good and valuable considerations in hand paid, CONVEY and WARRANT to the GRANTEEES:

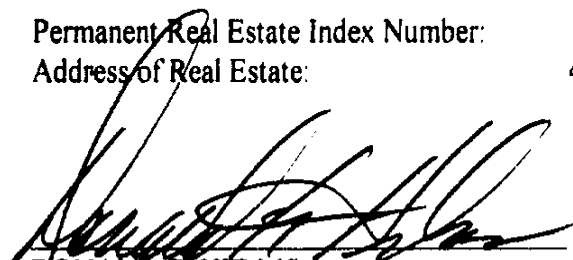
GRACE LIETZ, GEORGE RADTKE and MARCELLE RADTKE
6642 West Forest Preserve Drive
Harwood Heights, IL 60656


2/11/97

(Above Space for Recorder's Use Only)

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: (See reverse side for legal description and subject to) 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 Real Estate Index Number: 13-18-314-01
Address of Real Estate: 4229 North Newland, Harwood Heights, IL 60634

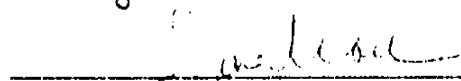

DONALD G. HELMS

DATED this 1ST day of August, 1997

SYLVIA M. HELMS

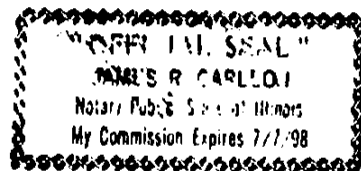
State of Illinois, County of Cook, ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that DONALD G. HELMS and SYLVIA M. HELMS, his Wife, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said 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 official seal this 1ST day of August, 1997.

Commission Expires: July 7, 1998


Notary Public

This instrument was prepared by: James R. Carlson, 7601 West Montrose Avenue, Norridge, IL 60634
(See Reverse Side)



UNOFFICIAL COPY

LEGAL DESCRIPTION

of premises commonly known as: 4229 North Newland, Harwood Heights, IL 60634

ATTORNEY'S NATIONAL TITLE NETWORK, INC.

LOT 113 IN VOLK BROTHERS FIRST ADDITION TO MONTROSE AND OAK PARK AVENUE SUBDIVISION IN THE SOUTH 1/2 OF SECTION 18, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, NORTH OF THE INDIAN BOUNDARY LINE ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 9, 1925 AS DOCUMENT 9028488, IN COOK COUNTY, ILLINOIS.

Subject to: covenants, conditions and restrictions of record; public and utility easements; roads and highways; party wall rights and agreements; existing leases and tenancies; and subject only to real estate taxes not due and payable at the time of closing.

EXEMPT

VILLAGE OF HARWOOD HEIGHTS

JUL 30 '97



050.00

57-311

721727

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

MAIL TO:

SEND SUBSEQUENT TAX BILLS TO:

LAW OFFICES
**JAMES R. CARLSON
& ASSOCIATES, LTD.**
7601 W. Montrose Ave.
Norridge, IL 60634
A Professional Corporation

GRACE LIETZ, GEORGE RADTKE and MARCELLE

4229 North Newland
Harwood Heights, IL 60634

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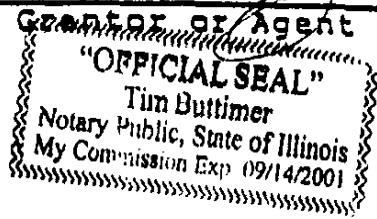
97780124

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 Oct. 13, 1997 Signature: [Signature]

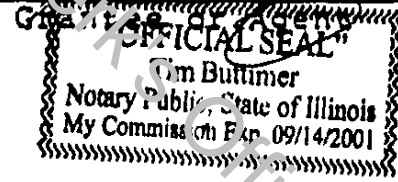
Subscribed and sworn to before me by the said agent this 13 day of Oct. 1997.
Notary Public [Signature]



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 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 Oct. 13, 1997 Signature: [Signature]

Subscribed and sworn to before me by the said agent this 13 day of Oct. 1997.
Notary Public [Signature]



NOTE: Any person who knowingly submits a false statement concerning 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 ABL 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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Property of Cook County Clerk's Office