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QUIT-CLAIM DEED

RECORDED IN BOOK 1529 PAGE 1520088
INDEXED IN BOOK 1529 PAGE 1520088

Mail to:

Howard Reich, Esq.
188 W. Randolph St., Ste. 1914
Chicago, Illinois 60601

Send tax bill to:

Sidney Hyton
6022 North Lawndale Avenue
Chicago, Illinois 60659

THE GRANTORS, JOSEPH WEISS and REGINA WEISS, husband and wife, of the City of Chicago, County of Cook, State of Illinois, in consideration of natural love and affection, do hereby convey and quit claim to GRANTEE, SIDNEY HYTON and ESTHER S. HYTON, husband and wife, of the City of Chicago, County of Cook, State of Illinois, EIGHTEEN PERCENT (18%) of all right, title and interest in and to the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 12 IN BLOCK 1 IN OLIVER SALINGER & CO.'S SECOND KIMBALL BOULEVARD ADDITION TO NORTH EDGEWATER, BEING A SUBDIVISION IN THE NORTH WEST QUARTER OF SECTION 2, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS,

TO HAVE AND TO HOLD the same as joint tenants with right of survivorship, and not as tenants in common, hereby retaining FORTY TWO PERCENT (42%) of all right, title and interest in and to said real estate.

Permanent Real Estate Index Numbers: 13-02-125-012-0000

Address of Real Estate: 6022 North Lawndale Avenue, Chicago, Illinois 60659

Dated this 23rd day of December, 1997.

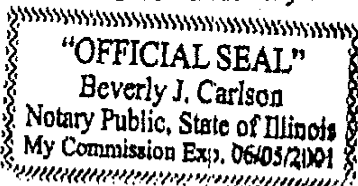
Joseph Weiss (SEAL)
JOSEPH WEISS

Regina Weiss (SEAL)
REGINA WEISS

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 JOSEPH WEISS and REGINA WEISS, husband and 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.

Given under my hand and official seal, this 23rd day of December, 1997.



Beverly J. Carlson
NOTARY PUBLIC

This instrument was prepared by Howard Reich, Esq., 188 West Randolph Street, Chicago, Illinois 60601

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EXEMPT AND ABI TRANSFER DECLARATION STATEMENT
REQUIRED UNDER PUBLIC ACT 87-543
COOK COUNTY ONLY

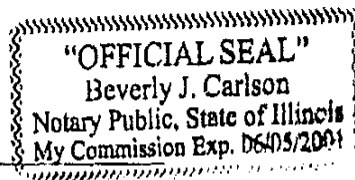
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The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized 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 Dec 23, 1997

Signature: Howard Reich
Grantor or Agent

Subscribed and sworn to before me by the said HOWARD REICH this 23rd day of December, 1997.
Notary Public Beverly Carlson

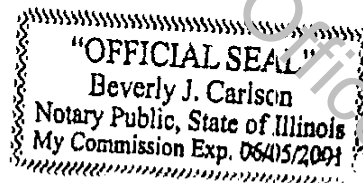


The grantee of his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois a 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 Dec 23, 1997

Signature: Howard Reich
Grantee or Agent

Subscribed and sworn to before me by the said HOWARD REICH this 23rd day of December, 1997.
Notary Public Beverly Carlson



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

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