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QUIT CLAIM DEED

THE GRANTORS, *Richard J. Zoller and Ellen P. Zoller, Husband and Wife*, of 9256 South Claremont Avenue, Chicago, Illinois for and in consideration of TEN DOLLARS (\$10.00), in hand paid, CONVEY and QUIT CLAIM to *Richard J. Zoller and Ellen P. Zoller, Husband and Wife*, of 9256 South Claremont Avenue, Chicago, Illinois not as tenants in common and not as joint tenants, but as a one-half (1/2) interest in the **RICHARD J. ZOLLER TRUST**, Dated: January 9, 1997, Richard J. Zoller, Trustee and as a one-half (1/2) interest in the **ELLEN P. ZOLLER TRUST**, Dated: January 9, 1997, **ELLEN P. ZOLLER**, Trustee, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF

Subject to general real estate taxes not due and owing at the time of closing; covenants, conditions, and restrictions of record; all applicable zoning laws and ordinances.

EXEMPT FROM TRANSFER TAX PURSUANT TO PARAGRAPH E., SECTION 4 OF THE ILLINOIS REAL ESTATE TRANSFER TAX ACT.

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

Address of Real Estate: 9256 South Claremont Avenue, Chicago, Illinois 60620

Permanent Real Estate Index Number: 25-06-310-037

DATED this 9th day of JANUARY, 1997

Richard J. Zoller
Richard J. Zoller

Ellen P. Zoller
Ellen P. Zoller

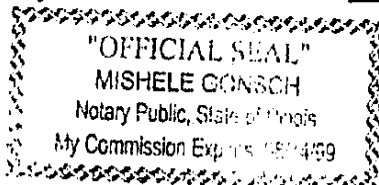
25-06-310-037

State of Illinois)
) ss.
County of Cook)

97108478

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DOES HEREBY CERTIFY that *Richard J. Zoller and Ellen P. Zoller*, 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 release and waiver of the right of homestead.

Given under my hand and official seal, this 9th day of January, 1997.



Mishele Gonsch
NOTARY PUBLIC

THIS INSTRUMENT PREPARED BY: Thomas W. Tuohy & Associates, 218 North Jefferson, Third Floor, Chicago, Illinois, 60661; 312/559-8400.

AFTER RECORDING, RETURN TO:

Richard J. Zoller
Ellen P. Zoller
9256 South Claremont Avenue
Chicago, Illinois 60620

SEND SUBSEQUENT TAX BILLS TO:

Richard J. Zoller
Ellen P. Zoller
9256 South Claremont Avenue
Chicago, Illinois 60620

DEPT-01 RECORDING \$25.50
T#0011 TRAN 5671 02/18/97 10:30:00
#9367 KF *-97-108478
COOK COUNTY RECORDER

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LEGAL DESCRIPTION

Address of Real Estate: 9256 South Claremont Avenue, Chicago, Illinois 60620

Permanent Real Estate Index Number: 25-06-310-037

THE WEST ½ (EXCEPT THE SOUTH 84 FEET THEREOF) OF THAT PART OF LOT 11 LYING WEST OF SOUTH CLAREMONT AVENUE AS NOW LOCATED AND EAST OF THE EAST LINE OF WESTERN AVENUE AS NOW WIDENED IN GEORGE A. CHAMBERS SUBDIVISION OF THE WEST ¼ OF THE SOUTH WEST ¼ OF SECTION 6, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

97108478

Quit Claim Deed

INDIVIDUAL TO TRUST

9256 South Claremont Avenue
Chicago, Illinois 60620

Richard J. Zoller
Ellen P. Zoller

to

RICHARD J. ZOLLER TRUST, Dated: 01/09/97
ELLEN P. ZOLLER TRUST, Dated: 01/09/97

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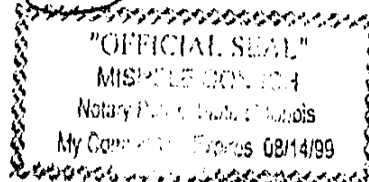
STATEMENT BY GRANTOR AND GRANTEE

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: 1/9/97

Signature: Denise Dally
Grantor or Agent

Subscribed and sworn to before me by
the said DENISE DALLY this
9th day of January, 1997.



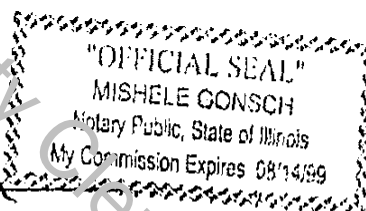
Notary Public Michele Gensch

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: 1/9/97

Signature: Denise Dally
Grantee or Agent

Subscribed and sworn to before me by
the said DENISE DALLY this
9th day of January, 1997.



Notary Public Michele Gensch

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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