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97159174

Form No. 11A  
AMERICAN LEGAL FORMS, CHICAGO, IL (312) 372-1822

**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 author of this form makes any warranty with respect to errors, including any warranty of merchantability or fitness for a particular purpose.

DEPT-001 RECORRING \$25.50  
78 113 FRANK 4564 03/07/97 15:27:00  
8078 811 \* -97 - 159474  
COOK COUNTY, ILLINOIS

**THE GRANTOR (NAME AND ADDRESS)**

William Rankin and Vivian E.  
Rankin, husband and wife

(The Above Space For Recorder's Use Only)

of the Cook City of Chicago County  
of Cook State of Illinois

for and in consideration of One and 00/100ths DOLLARS,

in hand paid, CONVEY and WARRANT to

William Rankin and Vivian E. Rankin

3735 N. Harding

Chicago, Illinois 60618

(NAMES AND ADDRESS OF GRANTEE(S))

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 (c) 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, as TENANTS BY THE ENTIRETY forever. SUBJECT

TO: General taxes for 1996 and subsequent years and covenants, conditions, restrictions and easements of record.

Permanent Index Number (PIN): 13-23-117-004

97159174

Address(es) of Real Estate: 3735 N. Harding, Chicago, Illinois

DATED this 28th day of Feb 1997

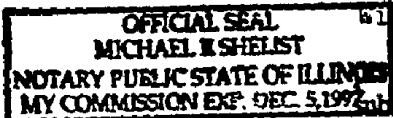
PLEASE PRINT OR TYPE NAMES BELOW SIGNATURE(S)

William Rankin  
(SEAL)

Vivian E. Rankin  
(SEAL)

\_\_\_\_\_  
(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 Rankin and Vivian E. Rankin, 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, including the release and waiver of the right of homestead.

IMPRESS SEAL HERE

Given under my hand and official seal, this 28th day of Feb 1997

Commission expires 12/5 1997

Michael R. Shelist  
NOTARY PUBLIC

This instrument was prepared by Michael R. Shelist, Much Shelist Freed, et al., 200 N. LaSalle Street, Suite 2100, Chicago, IL 60601 (NAME AND ADDRESS)

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

250  
A. J. [Signature]

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Legal Description

of premises commonly known as 3735 N. Harding, Chicago, Illinois

North 1/2 of Lot 30 and all of Lots 31 and 32 in Block 6 in Gross Boulevard Addition to Chicago in West 1/2 of the North East 1/4 of Section 23, Township 40 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois.

Exempt under provisions of Par. B, Sec. 4, Real Estate Transfer Tax Act.

Date 2/28/97

[Signature] Agent for Grantor and Grantee



97A59:774

Michael R. Shelist

Much Shelist Freed, et al.

200 N. LaSalle Street

Suite 2100

Chicago, IL 60601

SEND SUBSEQUENT TAX BILLS TO

William and Vivian Rankin

3735 N. Harding

Chicago, Illinois 60618

MAIL TO

OR

RECORDER'S OFFICE BOX NO

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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 Feb. 28, 1997 Signature: [Signature]  
Grantor or Agent

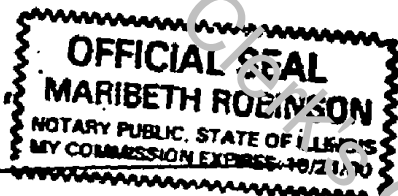
Subscribed and sworn to before me by the said [Signature] this 28th day of Feb 1997.  
Notary Public [Signature]



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 Feb. 28, 1997 Signature: [Signature]  
Grantee or Agent

Subscribed and sworn to before me by the said [Signature] this 28th day of Feb 1997.  
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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

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