

UNOFFICIAL COPY

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

97330439

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) MIGUEL NEXRON, DIVORCED AND NOT SINCE REMARRIED

3500 W. 78th Place Chicago, IL 60652

DEPT-01 RECORDING \$25.50 90010 TRAN 7306 05-12-97 13:18:00 #9614 CJ *-97-330439 COOK COUNTY RECORDER

(The Above Space For Recorder's Use Only)

of the CITY of CHICAGO of COOK COUNTY 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 BY WARRANT S 10

R, M. DONALD and SHARON CARTER, HUSBAND AND WIFE 326 S. AUSTIN OAK PARK, IL. 60304

Handwritten: 2550 M

(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 1996 and subsequent years and SUBJECT TO: covenants, conditions and restrictions of record.

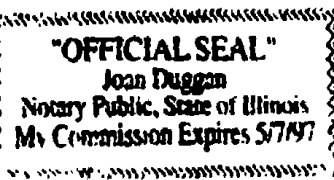
Permanent Index Number (PIN): 19-26-414-036

Address(es) of Real Estate: 3500 W. 78th Place Chicago, IL. 60652

DATED this 18th day of NOVEMBER 19 96

PLEASE PRINT OR SIGNATURE(S) (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



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 18th day of November 19 96

Commission expires May 7 19 97

This instrument was prepared by DEMETRIOS DALMAREZ 9533 W. 143rd St. Orland Park, IL. 60462 (NAME AND ADDRESS)

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

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Legal Description

of premises commonly known as 3500 W. 78th St. Chicago, IL. 60652

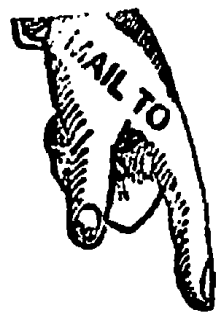
LOT 36 IN BLOCK 7 IN THOMAS M. READE'S WEST 79TH HIGHLANDS, BEING A SUBDIVISION OF THE WEST $\frac{1}{2}$ OF THE WEST $\frac{1}{2}$ OF THE SOUTHEAST $\frac{1}{4}$ (EXCEPT THE WEST 50 FEET AND EXCEPT THAT PART TAKEN FOR 79TH STREET) OF SECTION 26, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

★ 1 0 5 5 1 0
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CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
 DEPT. OF REVENUE MAY-1997
 RB.11196
 315.00

★ 1 0 5 5 1 0
 ★ ★ ★ ★ ★
CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
 DEPT. OF REVENUE MAY-1997
 RB.11196
 315.00

42.00
 REAL ESTATE TRANSACTION TAX
 Cook County

84.00
 REAL ESTATE TRANSFER TAX
 STATE OF ILLINOIS
 DEPT. OF REVENUE
 APR 30 1997



MAIL TO:
LUKE HUNTER
 (Name)
439 EAST 31ST ST 208
 (Address)
CHICAGO ILLINOIS 60616
 (City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO
DONALD and SHARON CARTER
 (Name)
3500 W. 78TH PLACE
 (Address)
CHICAGO, IL. 60652
 (City, State and Zip)

OR RECORDER'S OFFICE BOX NO. _____

67107749

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Attorneys' National Title Network, Inc.

Three First National Plaza • Suite 675 • Chicago, IL 60602 • 312-467-0320 • Fax 312-621-1001

AFFIDAVIT FOR TENANCY BY THE ENTIRETY

MAY 12 1997

THE UNDERSIGNED PARTIES, EXECUTE THIS AFFIDAVIT FOR THE BENEFIT OF ATTORNEYS' NATIONAL TITLE NETWORK, INC. (ANTN), AND FOR THE PURPOSE OF INDUCING ANTN TO ISSUE ITS TITLE INSURANCE POLICY UNDER THE HEREIN NOTED FILE NUMBER, FREE AND CLEAR OF ANY OBJECTION WITH REGARD TO THE UNDERSIGNEDS' CREATION OF A TENANCY BY THE ENTIRETY. IN CONNECTION THEREWITH, THE UNDERSIGNED AVER AS FOLLOWS:

1. THE PARTIES ARE MARRIED AND MARRIED TO EACH OTHER AND THAT THE MARRIAGE, WHEN CONTRACTED, 'WAS VALID AT THE TIME OF THE CONTRACT OR SUBSEQUENTLY VALIDATED BY THE LAWS OF THE PLACE IN WHICH (IT WAS) CONTRACTED OR BY THE DOMICILE OF THE PARTIES (AND IS NOT) CONTRARY TO THE PUBLIC POLICY OF THE STATE OF ILLINOIS.'
(PARAGRAPH 213, CHAPTER 40 OF THE ILLINOIS REVISED STATUTES)
2. THE LAND DESCRIBED IN THE HEREIN NOTED TITLE INSURANCE POLICY IS IMPROVED WITH A STRUCTURE CONTAINING NO MORE THAN FOUR RESIDENTIAL DWELLING UNITS.
3. THE PARTIES PHYSICALLY OCCUPY SAID STRUCTURE, OR A UNIT THEREOF AND HAVE OCCUPIED THE SAME BY THE UNDERSIGNED AS THEIR PRIMARY DOMICILE.

OR

THE PARTIES, UPON DELIVERY OF TITLE TO THEM, OR WITHIN 30 DAYS OF SUCH DELIVERY, WILL PHYSICALLY OCCUPY SAID STRUCTURE, OR A UNIT THEREOF, AS THEIR PRIMARY DOMICILE.

4. THAT THIS IS THE ONLY PARCEL OF LAND, OWNED BY THE PARTIES, WITHIN THE STATE OF ILLINOIS, AS TENANTS BY THE ENTIRETY.

Donald R. Carter
(SIGNATURE)

Sharon M. Carter
(SIGNATURE)

(NAME)

(NAME)

DATE: _____

DATE: _____

GUARANTEE NO. _____

PROPERTY ADDRESS: _____

675-0320

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Property of Cook County Clerk's Office