

UNOFFICIAL COPY

ARTICLES OF AGREEMENT FOR WARRANTY DEED

MADE THIS 16th day of APRIL, 1997 between GLOBAL TWO ENTERPRISES, INC., ROBERT DUFFING, President, Seller and JULIUS JENKINS, Purchaser, as a payment schedule to implement Real Estate Contract of JULY 7, 1996 ordered by the Court on APRIL 15, 1997 in Case No. 96 CH 10775 WITNESSETH, if JULIUS JENKINS first make payment and performs covenants, Seller agree to convey Warranty Deed to Purchaser after payment of 50% of the purchase price, the following described Real Estate:

LOT 20 (EXCEPT THE NORTH 5 FEET 1 INCH THEREOF) AND LOT 21 IN BLOCK 1 IN PARKSIDE BEING A SUBDIVISION OF THE SOUTH HALF OF THE SOUTH EAST QUARTER OF THE SECTION 23, TOWNSHIP 38 NORTH RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 20-23-424-037-0000

Address of real estate: 7050 SOUTH STONY ISLAND

Purchaser agrees to pay the purchase price of \$55,000.00 less the following:

\$ 2,681.18	- 1st Inst. Real Estate Taxes-1995	- 1
2,664.92	- 1st Inst. Real Estate Taxes-1995	- 2
800.00	- Water Bill	
3,000.00	- Down Payment	

\$ 9,126.00 - Total Price Deducted

\$ 45,874.00 - Total to be paid to Seller

COOK COUNTY RECORDER
RECORDED 05/12/97 13:37:00
INDEXED 05/12/97 13:37:00
FILED 05/12/97 # 97-331929
DEPT. OF PUBLICITY \$20.00

The balance of \$45,874.00 is to be paid at the rate of \$1,000.00 beginning on JUNE 1, 1997, and the last payment is \$874.00.

The time of payment shall be of the essence of this contract; and the covenants and agreements herein contained shall extend to and be obligatory upon the heirs, executors, administrators and assigns of the respective parties.

SELLER WILL GIVE PURCHASER A MORTGAGE OR PERMIT HIM TO OBTAIN AFTER PAYMENT OF \$22,937.00, THUS CONVEYING TO PURCHASER GOOD AND SUFFICIENT WARRANTY DEED.

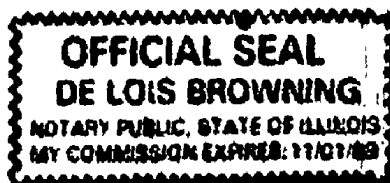
Purchaser is responsible for all utilities and repairs during life of contract.

JULIUS JENKINS

GLOBAL TWO ENTERPRISES, INC.
ROBERT DUFFING, President

SUBSCRIBED AND SWORN to before me this 16th day of APRIL, 1997.

NOTARY PUBLIC.



23 50
20 2
43 50
Bank

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