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#25.50 #10917 FRAN CETE 00718798 16:53:00 #2165 F 1001 M - 97.5 - W 105.500000 0000 000007 NECONDER

Warranty Deed

STATE OF ILLINOIS

COUNTY OF COOK

THIS INDENTURE, made the <u>26th</u> day of <u>June</u>, in the year one thousand nine hundred rinety eight, between James A. Henzler, of the County of Cook, as party or parties of the first part, hereinafter called grantor, and Terrance Sroka and Albert Johnson, as tennants in common, of the County of Cook, as party or parties of the second part, neleinafter called Grantee (the words "Grantor" and "Grantee" to include their respective heirs, successors, and assigns where the Context requires or permits).

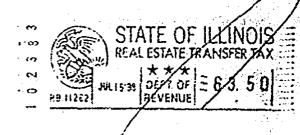
WITNESSETH that: Grantor, for and in consideration of the sum of (\$10) DOLLARS in hand paid at and before the sealing and delivery of these presents, and other good and valuable consideration the receipt whereof is hereby acknowledged, has granted, bargained, sold, aliened, conveyed, and by these presents does grant bargain, sell, alien, convey unto the said Grantee, the below described tract or parcel of land more fully and completely described as follows:

The South 8 feet of lot 3 and all of lot 4 in block 27 in Marry Ullrich's Pioneer Addition to Melrose Park, being a subdivision of blocks 11, 14, to 34 inclusive all in S.3. Haven's Original Subdivision of lot 2 in the south % of Section 3 and part of section 10 lying North of Chicago and Northwestern Railway Company's Northerly line of right of way all in Township 39 North, Range 12 East of the Third Principal Meridian and within the corporate limits of the village of Melrose Park, in Cook County, Illinois.

PRAIRIE TITLE 98-12352 6821 W. NORTH AVE. 13 OAK PARK, IL 60302

REAL ESTATE TRANSACTION TAX

Property of Cook County Clerk's Office



PIN 15-03-420-003

Commonly Known as: 1213 North 12th Avenue, Melrose Park, IL 60160

TO HAVE AND TO HOLD the said tract or parcel of land, with all and singular the rights, members and appurtenances thereof, to the same being, belonging, or in anywise appertaining, to the only proper use, benefit, and behoof of said Grantee forever in FEE SIMPLE.

AND THE SAID Grantor will warrant and forever defend the right and title to the above described property unto the said Grantee against the claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has signed and sealed this deed, the day and year above written.

James A. Henzler

Signature of the First Party By Lunion bluck

James A. Henzler

James A. Henzler
Printed Name of the First Party

State of Illinois County of Cook

one June 26 1998 before me, Which whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or entity upon behalf of which acted executed the instrument.

WITNESS my hand and official seal

Signature of Notary

MATHLEEN IM COOK
MUTARY PUBLIC, STATE OF RELINOIS
MY COMMUSSION EXPRES 8/21/2000

Prepared MAIL TO
BY JAMES H

JAMES HENZIER MELROSE PARK IL 60160

Proporty of Courty Clerk's Office

The land referred to in this commitment is described as follows:

The South 8 ree of Lot 3 and all of Lot 4 in Block 27 in Henry Ullrich's Pioneer Addition to Melrose Park, being a Subdivision of Blocks 11, 14 to 34 inclusive all in 5.8. Haven's Original Subdivision of Lot 2 in the South 1/2 of Section 3 and part of Section 10 lying North of Chicago and Northwestern Railway Company's Northerly line of right of way all in Township 39 North, Range 12 East of the Third Principal Meridian and within the corporate limits of the Village of Melrose Park in Cook County, Illinois.

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