

**QUIT CLAIM DEED**

THE GRANTOR Ruby L. James, divorced from Sylvester C. James and not since remarried of the city of Chicago, County of Cook State of Illinois for and in consideration of Ten (\$ 10.00) DOLLARS, and other good and valuable considerations in hand paid, CONVEY(S) and QUIT CLAIMS to Ruby L. James and to Sylvester C. James, as Tenants in Common and not in Joint Tenancy, the following described Real Estate situated in the County of COOK in the State of Illinois, to wit:

The North 9.00 feet of Lot 58 and the South 33.00 feet of Lot 59 in Block 4 in Hilliard and Dobbin's First Addition to Washington Heights, a Subdivision of the East One-half (1/2) of the Northeast one-quarter (1/4) of Section 7 and the Northwest one-quarter (1/4) of Section 8, Township 37 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

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 forever as Tenants in Common and not in Joint Tenancy. **SUBJECT TO:** public and utility easements which do not underlie the existing improvements and road and highways, if any; covenants, conditions and restrictions of record, provided they are not violated by the existing improvements or the present use thereof and provided further that they do not contain a reverter or right of re-entry; zoning and building laws, building lines, use and occupancy restrictions, provided they are not violated by existing improvements or the present use thereof; drainage ditches, feeders and laterals, if any; special assessments for improvements not yet completed; and to General Real Estate Taxes for 1997 and subsequent years.

Permanent Tax index number 25-08-101-150-0000, vol. 454  
Commonly known as 8829 South Beverly, Chicago, Illinois, 60643-1340

DATED this 4th day of December, 1997

*Ruby L. James*  
Ruby L. James

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 Ruby L. James 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 she signed, sealed and delivered the said instrument as her 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 31st day of December, 1997

*Colette J. Jeffries*  
Notary Public Commission expires **COLETTE J. JEFFRIES**  
NOTARY PUBLIC, STATE OF ILLINOIS  
BY COMMISSION EXPIRES 2/28/01  
SEE REVERSE SIDE

This instrument was prepared by W. James Brown, Attorney at Law 134 N. LaSalle, Suite 2222, Chicago, Illinois 60602, 1-312-236-5668.

mail to: <b>W. James Brown</b> <b>Attorney at Law</b> <b>9204 South Commercial Avenue - suite 305</b> <b>Chicago, Illinois 60617-2197</b>	send subsequent tax bills to <b>Ruby L. James and Sylvester C. James</b> <b>9829 South Beverly</b> <b>Chicago, Illinois 60643-1340</b>
recorders office box no:	<b>BOX 333-11</b>

OFF # 9829 S BEVERLY # 5020205 # 7670205 # 1/1/98

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UNOFFICIAL COPY 98077229

STREET ADDRESS: 9829 S. EVERETT AVE.

CITY: CHICAGO

COUNTY: COOK

TAX NUMBER: 25-08-101-150-0000

LEGAL DESCRIPTION:

THE NORTH 9 FEET OF LOT 58 AND THE SOUTH 33 FEET OF LOT 59 IN BLOCK 4 IN HILLIARD AND DOBBIN'S FIRST ADDITION TO WASHINGTON HEIGHTS, A SUBDIVISION OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 7 AND NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

EXEMPT UNDER SECTION 201 OF PARAGRAPH  
SEC. 200, OF PARAGRAPH  
SEC. 200, OF THE CHICAGO  
TRANSACTION TAX ACT

12/2/97  
DATE BUYER, SELLER, REPRESENTATIVE

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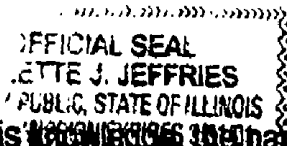
STATEMENT BY GRANTOR AND GRANTEE

The grantor or her agent affirms that, to the best of her 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.

Subscribed and Sworn before me this 31 day of December, 1997

signature: Ruby James  
Ruby James, Grantor

[Signature]  
(NOTARY PUBLIC) Commission expires:

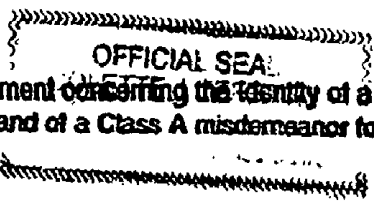


The grantee or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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.

Subscribed and Sworn before me this 31 day of December, 1997

signature: [Signature]  
....., grantee

[Signature]  
(NOTARY PUBLIC) Commission expires:



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 ABD 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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