

UNOFFICIAL COPY 99077230

WARRANTY DEED

THE GRANTOR Ruby L. James, divorced from Sylvester James and not since remarried and Sylvester James 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 WARRANT(S) to Lloyd Walton and Monica Walton, his wife, not in Tenancy in Common, but in Joint Tenancy, the following described Real Estate situated in the County of COOK in the State of Illinois, to wit:

The North 30.00 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.

Permanent Tax index number 25-08-101-150-0000, vol. 454
Commonly known as 9829 South Beverly Chicago, Illinois, 60643-1340

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 not in tenancy in common, but in joint tenancy forever. SUBJECT TO: covenants, conditions and restrictions of record, and to General Taxes for 1997 and subsequent years.

Permanent Tax index number: 25-08-101-150-0000, vol 454
Commonly known as 9829 South Beverly, Chicago, Illinois 60643-1340

DATED this 31st day of December, 1997

Ruby L. James Sylvester C. James
Ruby L. James Sylvester C. 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 and Sylvester C. James personally known to me to be the same persons whose name 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.

Given under my hand and official seal, this 31st day of December, 1997.

Commission expires
OFFICIAL SEAL
ETTE J. JEFFRIES
Y PUBLIC STATE OF ILLINOIS

Notary Public

This instrument prepared by W. James Brown, Attorney at Law -134 N. LaSalle, suite 2222, Chicago, Illinois 60602, 1-312-236-5669.

mail to: Lloyd Monica Walton
9829 S. Beverly
Chicago, IL 60643
send subsequent tax bills to
Lloyd Walton and Monica Walton
9829 South Beverly
Chicago, Illinois 60643-1340

BOX 333-011

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STREET ADDRESS: 9829 S. BEVERLY 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.

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