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# Articles of Agreement

Made this 18 day of November, 1997, between Cleveland and Shirley Ellis, Seller, and Kingston Management Foundation, Purchaser,

WITNESSETH, That if the Purchaser shall first make the payments and perform the covenants hereinafter mentioned on the Purchaser's part to be made and performed, the Seller hereby covenants and agrees to convey and assure to the Purchaser, in fee simple, clear of all incumbrances whatever, by a good and sufficient recordable Warranty Deed, with release and waiver of the right of homestead and dower, the following described real estate in the County of Cook and State of Ill to wit:

Legal : DIXIE HIGHWAY MAOR, A SUB OF THAT PART E OF THE CHICAGO & VINCENNES ROAD OF THE N 1/2 OF THE N 1/2 OF THE S 1/2 OF THE SW 1/4 OF SEC 18-36-14 REC DATE: 01/30/1926 DOC NO: 09165610

Legal : DIXIE HIGHWAY MAOR, A SUB OF THAT PART E OF THE CHICAGO & VINCENNES ROAD OF THE N 1/2 OF THE N 1/2 OF THE S 1/2 OF THE SW 1/4 OF SEC 18-36-14 REC DATE: 01/30/1926 DOC NO: 09165610

ST-TN-RG BLOCK PT LOT  
18-36-14 000002

Permanant Real Estate Index Number(s): 24-18-317 019  
29-18-317-018-0000

Address(es) of real estate: 166 W 157th Street Harvey, IL 60426

and the Purchaser hereby covenants and agrees to pay to the Seller the sum of \$12,000 Twelve thousand dollar Dollars in the manner following:

\$300 per month until a mortgage is secured.  
at 1712 Dixie Hwy. Crest, IL 60417 (708) 672-8481

with interest at the rate of 8 per centum per annum payable annually on the whole sum remaining from time to time unpaid, and to pay all taxes, assessments, or impositions that may be legally levied or imposed upon said real estate, subsequent to the year 1997. And in case of the failure of the Purchaser to make any of the payments, or any part thereof, or perform any of the covenants on the Purchaser's part hereby made and entered into, this agreement shall, at the option of the Seller, be forfeited and determined, and all sums theretofore received shall be retained by the Seller in full satisfaction and in liquidation of all damages by the Seller sustained, and the Seller shall have the right to re-enter and take possession of the premises aforesaid.

Seller warrants to Purchaser that no notice from any city, village or other governmental authority of a dwelling code violation which existed in the dwelling structure before the execution of this contract has been received by the Seller, his principal or his agent within 10 years of the date of execution of this contract.

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.

IN WITNESS WHEREOF, the parties hereto have hereunto set their hands and seals the day and year first above written.

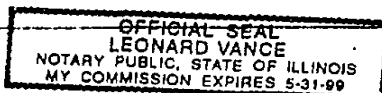
SEALED AND DELIVERED, IN PRESENCE OF

Shirley Ellis

Cleveland Ellis (SEAL)

Shirley Ellis (SEAL)

Shirley Ellis (SEAL)



Mail to: Kingston Management Foundation  
100 Park Ave #209  
Calumet city, IL 60409

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Cook County Recorder 45.50

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