

UNOFFICIAL COPY

99841804

20170021 82 003 Page 1 of 4
1999-09-03 14:13:58
Cook County Recorder 27.50



99841804



Chicago Title Insurance Company

**QUIT CLAIM DEED
ILLINOIS STATUTORY
TENANTS IN COMMON**

**COOK COUNTY
RECORDER
EUGENE "GENE" MOORE
MARKHAM OFFICE**

THE GRANTOR(S) Frank M. Ward, Sr. of the City of Lynwood, County of Cook, State of Illinois, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and QUIT CLAIM(S) to Frank M. Ward, Sr., an undivided two-thirds and Gertrude Ward, an undivided one-third (GRANTEE'S ADDRESS) 2250 E. 198th Place, Lynwood, Illinois

of the County of Cook, as tenants in common all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

THIS IS NOT HOMESTEAD PROPERTY.

SUBJECT TO:

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 as tenants in common, forever.

Permanent Real Estate Index Number(s): 22-20-100-013-0000
Address(es) of Real Estate: 11295 Lemont Road, Lemont, Illinois 60439

Dated this 20th day of December 19 98

Frank M. Ward, Sr.

STATE OF ILLINOIS, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Frank M. Ward, Sr.

personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 20th day of December 19 98

Matthew J. Carmody (Notary Public)

EXEMPT UNDER PROVISIONS OF PARAGRAPH 4-E SECTION 31 - 45, REAL ESTATE TRANSFER TAX LAW

DATE: 12-20-98
Matthew J. Carmody - Attorney
Signature of Buyer, Seller or Representative

Prepared By: Matthew J. Carmody, Ltd.
10644 South Western Avenue
Chicago, Illinois 60643-

Mail To:
Matthew J. Carmody
10644 S. Western Ave
Chicago, Illinois 60643



Name & Address of Taxpayer:
Frank M. Ward, Sr.
11295 Lemont Road
Lemont, Illinois 60439

Property of Cook County Clerk's Office

LEGAL DESCRIPTION

Common Address: 11295 Lemont Road, Lemont, Illinois 60439

PIN: 22-20-100-013-0000

THAT PART OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 20, TOWNSHIP 37 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF A LINE DRAWN FROM THE SOUTHWEST CORNER OF SAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 TO A POINT ON THE EAST LINE OF SAID NORTHEAST 1/4 OF THE NORTHWEST 1/4, 754.43 FEET NORTH OF THE SOUTHEAST CORNER OF SAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID NORTHEAST 1/4 OF THE NORTHWEST 1/4; THENCE NORTHEASTERLY ALONG THE ABOVE MENTIONED LINE, 754.10 FEET TO THE CENTER LINE OF STEPHEN STREET; THENCE CONTINUING NORTHEASTERLY ALONG THE LAST MENTIONED LINE, 211.75 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF PROPOSED F. A. U. S. ROUTE NUMBER 2612, BEING THE POINT OF BEGINNING; THENCE CONTINUING ALONG THE LAST MENTIONED LINE, 557.95 FEET TO A POINT IN THE EAST LINE OF SAID NORTHEAST 1/4 OF THE NORTHWEST 1/4, 754.43 FEET NORTH OF THE SOUTHEAST CORNER THEREOF; THENCE NORTH ALONG THE EAST LINE OF SAID NORTHEAST 1/4 OF THE NORTHWEST 1/4, 362.65 FEET TO THE SOUTHERLY LINE OF THE PUBLIC SERVICE COMPANY RIGHT-OF-WAY; THENCE SOUTHWESTERLY ALONG THE SOUTHERLY LINE OF SAID RIGHT-OF-WAY, 687.30 FEET TO THE AFORESAID EASTERLY RIGHT-OF-WAY LINE OF F. A. U. S. ROUTE NUMBER 2612; THENCE SOUTHEASTERLY ALONG A LINE FORMING AN ANGLE OF 91 DEGREES 1 MINUTE (MEASURED FROM NORTHEAST TO SOUTHEAST), A DISTANCE OF 401.37 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

SUBJECT TO:

COVENANTS, CONDITIONS, AND RESTRICTIONS OF RECORD; PRIVATE, PUBLIC, AND UTILITY EASEMENTS, AND ROADS AND HIGHWAYS; SPECIAL TAXES OR ASSESSMENTS FOR IMPROVEMENTS NOT YET COMPLETED; INSTALLMENTS NOT DUE AT THE DATE HEREOF FOR ANY SPECIAL TAX OR ASSESSMENT FOR IMPROVEMENTS HERETOFORE COMPLETED; GENERAL TAXES FOR THE YEAR 1997 AND SUBSEQUENT YEARS INCLUDING TAXES WHICH MAY ACCRUE BY REASON OF NEW OR ADDITIONAL IMPROVEMENTS DURING THE YEAR 1997 AND THEREAFTER.

ALSO SUBJECT TO THE FOLLOWING:

GRANTEE COVENANTS AND AGREES FOR HIMSELF, HIS HEIRS, EXECUTORS, ADMINISTRATOR, AND ASSIGNS THAT NO PART OF THE REAL ESTATE DESCRIBED ABOVE HEREBY CONVEYED SHALL EVER BE USED FOR THE PRODUCTION OR DELIVERY OF READY-MIX CONCRETE; THIS COVENANT SHALL BE CONSTRUED AS A COVENANT RUNNING WITH THE LAND AND SHALL BE BINDING UPON ANY SUCCESSOR-IN-INTEREST OF GRANTEE.



CHICAGO TITLE INSURANCE COMPANY

STATEMENT BY GRANTOR AND GRANTEE

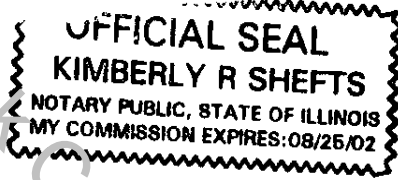
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate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

Date: 9/3/99

Signature: [Handwritten Signature] Grantor or Agent

SUBSCRIBED AND SWORN TO BEFORE ME BY THE SAID MATTHEW CARMODY THIS 3rd DAY OF September 1999.

NOTARY PUBLIC [Handwritten Signature]



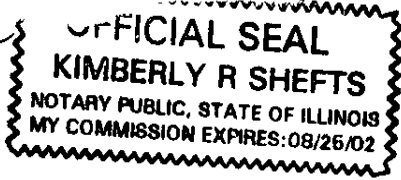
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois,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

Date: 9/3/99

Signature: [Handwritten Signature] Grantee or Agent

SUBSCRIBED AND SWORN TO BEFORE ME BY THE SAID Matthew Carmody THIS 3rd DAY OF September 1999.

NOTARY PUBLIC [Handwritten Signature]



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 a Class A misdemeanor for subsequent offenses.

[Attached to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Act.]