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ONE NORTH LA SALLE STREET, SUITE 1230
CHICAGO, IL 60602 1 (312) 236-2666

October 22, 1986

TO: REGISTRAR OF TITLES

Please be advised that as part of our agency escrow, Walter M. Mc Costlin, did in fact receive the sum of \$29,655.00 which represents the total amount due him under the terms and provisions of the divorce decree entered in Circuit Court case number 77 D 21098.

Accordingly, Greater Illinois Title Company, agree to fully protect, defend and hold said Registrar from and against any loss, costs, damages, attorneys fees and expenses of every kind and nature that you may suffer, expend or incur by reason of our non-compliance with said terms and provisions contained in agreement and decree.

GREATER ILLINOIS TITLE COMPANY

A handwritten signature in black ink that appears to read "Minella".

David E. Minella
Executive Vice President

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STATE OF ILLINOIS)
COOK COUNTY)
ss.

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ENTERED
COURT OF COMMON PLEAS
MICHIGAN AVENUE
MAY 23 1978

REUBEN

LIFFSHIN

IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS
COUNTY DEPARTMENT - DIVORCE DIVISION

IN THE MATTER OF THE MARRIAGE OF) NO. 77 D 21098

THELMA H. McCOSTLIN,
Petitioner,

and

WALTER M. McCOSTLIN,
Respondent.

Held: Tuesday, 25th April 1978
Hon. Reuben Liffshin, Judge
Presiding - Room 1603
Buley Center

A JUDGEMENT OF DISSOLUTION
OF MARRIAGE of the April 1978
Term of Court

and now upon notice given, this day came again Thelma H. McCostlin by Paul A. McWilliams, Esq., her attorney, and came also the respondent Walter M. McCostlin by Lawrence W. Harris, his attorney, and it appearing to the court that heretofore Walter McCostlin was duly summoned herein, whereupon he made appearance herein by Lawrence W. Harris, his attorney, and further made answer unto the petition exhibited in this cause; and thereupon, this cause coming on to be heard by assignment from the contested calendar of the court, came both petitioner and respondent in their own persons, and came also their attorneys, whereupon the parties being sworn and giving evidence (a transcript, duly authenticated, being now upon file herein), considering of the evidence,

THE COURT DOETH FIND:

- (1) Petitioner is now and for more than ninety days next heretofore she has continued resident of and domiciled in Cook County, Illinois.
- (2) This court has jurisdiction of the parties hereto and of the subject matter hereof.
- (3) The parties hereto were heretofore on 6th August 1955 joined in lawful marriage at Belvidere, Boone County, Illinois, and became husband and wife; they adopted no child nor children; there were born to them three children, namely:
 - (a) Michael, born 9th March 1956, aged 22 years, an emancipated child;
 - (b) Mark, born 19th November 1958, aged 19 years, an emancipated child living with the petitioner.
 - (c) Matthew, born 10th February 1968, a minor child now aged 10 years, resident with the petitioner, his mother, who is a fit person into whose custody such child should be remanded and continued.
- (4) Respondent Walter McCostlin, attending upon the trial of this cause, neither gave testimony nor offered defense to the petitioner's action.
- (5) Respondent is guilty of that mental cruelty whereof the statute in such cases made and provided doth make

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COOK COUNTY CLERK'S OFFICE
043 10-9-86 Morgan M. Zabel
CLERK OF THE CIRCUIT COURT, ILL.

THE DRIVER IS THE ONLY PERSON PERMITTED
TO OPERATE THIS VEHICLE. IT IS SUBJECT TO THE
PENALTY OF THE LAW.

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At script on; petitioner did not provoke nor occasion respondent to such conduct.

- (6) Grounds maintain in this cause for the petitioner whereby the court may proceed to a Judgement of Dissolution of Marriage (formerly called Divorce); the parties in this cause are with the petitioner.
- (7) Respondent Walter McCostlin is employed by the Social Security Administration at Chicago, earning gross wages neighboring \$21,000.00 annually; petitioner herself is now and heretofore has been a gainfully employed person.
- (8) The parties to this action testified they heretofore made oral agreement whereby to settle, conclude, adjourn and terminate their rights and entitlements maintaining one against the other, to-wit:
- (a) Respondent husband in open court engaged and agreed hereafter regularly to pay to petitioner mother monthly the sum of \$370.00 wherewith to assist her with the support of their minor child Matthew, born 16th February 1968.
 - (b) Respondent agreed hereafter to pay the extraordinary medical, dental, or optical expenses incident to the upbringing of the child aforesaid.
 - (c) Respondent engaged and agreed, during the minority of such child, hereafter to maintain upon respondent father's own life a policy of life insurance in the sum of \$25,000.00, the beneficiary of which shall be the child aforesaid.
 - (d) Respondent engaged and agreed to pay, adjourn, and discharge the certain dentistry bill maintaining in Municipal Department suit against both petitioner and respondent in a sum neighboring \$1,500 whereby to hold petitioner wife Thelma McCostlin harmless therefrom.
 - (e) Respondent engaged to surrender and deliver over to petitioner wife title to and possession of that certain 1967 Cadillac motor vehicle respondent now drives in substitution for and exchange with that Sunbeam motor car in her possession by her to be surrendered with its title to him.
 - (f) Respondent engaged to pay the further additional sum of \$400 to petitioner's attorney, Paul Howilliams, Esq., in monthly installments of \$100 for each of the four months next hereafter.
 - (g) Respondent agreed to yield to petitioner wife the sole and exclusive use, possession, enjoyment and dominion of that real estate by her now occupied at 286 N. Elmwood Avenue, Palestine, Illinois.
 - (h) Respondent engaged to abandon forever any right of maintenance against the petitioner.
 - (i) Petitioner Thelma McCostlin agreed to, and she did, abandon, reject and forever renounce any right of maintenance whatsoever against respondent Walter McCostlin; the court finds, further,

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I HEREBY CERTIFY THE ABOVE COPY IS CORRECT.
DATE 10-8-86
Margaret M. Doherty
CLERK OF THE COUNTY OF COOK, ILLINOIS

THIS COPY IS THE PROPERTY OF THE COOK COUNTY CLERK'S OFFICE. IT IS SUBJECT TO THE OPEN RECORDS ACT LAW.

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The sum and attorney fees \$155.00 which she became
entitled upon the order of the court 2nd November
1977 were paid to her and her attorney.

- (c) The parties in open court mutually covenanted and agreed that each hereinafter continue to retain their respective undivided one-half interest in the realty whereof they are now both seized, to-wit:

Lot Twenty (20) in Block Two (2) in
Harold Reakin Addition to Palatine,
in the Northeast Quarter (1/4) of the
Southeast Quarter (1/4) of Section 14,
Township 4^e North, Range 10, East of
the Third Principal Meridian, in Cook
County, Illinois, according to Plat
thereof registered in the Office of
the Registrar of Titles of Cook County
on July 12, 1955, as Document #1606941.

and that the said real estate be hereafter sold upon the accomplishment of their child of his majority years, or in the event petitioner shall herself remarry, or in the event either party departs this life, or in the event they shall sooner agree to such sale; the parties agreed that, after the payment of every usual expense, commission or cost of such sale, there shall first be repaid and restored to petitioner Thelma McCostlin the entire sum by which she shall have reduced the principal indebtedness due Dovenmuehle, Inc., or Bankers Life Insurance Company, its assignee, after 1st November 1977, whereby Thelma McCostlin may recoup her contributions whereby she since such time may have reduced the principal of that mortgage indebtedness; that the balance of the proceeds thereupon remaining of such sale shall then be equally paid, divided and distributed one-half to each of the parties hereto.

- (.) The count finds the non-compliance between two pipe sections and the new support structure.

WHEREFORE, accordingly, this court, by virtue of the statute
which comes made and provided, doth order, adjudge, and decree,
and it is accordingly

ORDERED AND ADJUDGED and DECREED:

- (1) The bonds of matrimony herebefore maintaining between the parties do be, and the same are now, dissolved, wherefore the same are dissolved accordingly and this court doth now enter this Judgement of Dissolution of Marriage (formerly called Divorce) whereby the marriage aforesaid is accordingly forever hereafter held for naught and both parties are now restored to their previously maintaining status as single and separate persons.

(2) That Walter McCourtin neverafter pay regularly each month to Thelma McCourtin the sum of \$370.00 wherewith to support with the support of their minor child Matthew.

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This order is issued by the Clerk of the Cook County Clerk's Office and is to be served on the defendant(s) named above. It is issued in accordance with the laws of the State of Illinois.

DATE: 10-9-86

Morgan M. Jolley
CLERK OF THE CO. CLERK'S OFFICE, COOK COUNTY, ILL.

THIS ORDER IS THE PROPERTY OF THE COOK COUNTY CLERK'S OFFICE AND VIOLATION THEREOF IS SUBJECT TO THE PENALTY OF THE LAW.

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- (1) That Walter McCoolin to pay Attorney Paul A. McWilliams \$100 in four equal monthly installments after 25th April 1978.
- (2) That Walter McCoolin do deliver to Thelma McCoolin the certain 1967 Cadillac motor vehicle and the title thereto, which vehicle he now uses, in exchange for her surrender to him of a Sunbeam motor vehicle and its title.
- (3) That Walter McCoolin maintain upon his life a policy of insurance in the sum of \$25,000 and designate as beneficiary thereof his son Matthew during the minority years of such child.
- (4) That Walter McCoolin do pay, adjourn, and discharge that dentistry bill presently in suit in Municipal Department of this court, whereby to hold Thelma McCoolin harmless therefrom.
- (5) That the care, custody, and control of the child Matthew be continued with and remanded to his mother, Thelma McCoolin, provided she yield the child for visitation with his father Walter McCoolin at all reasonable times.
- (6) That neither Thelma McCoolin nor Walter McCoolin take, have, or recover maintenance (formerly called alimony) of one another; petitioner is denied maintenance of respondent; respondent is barred of maintenance against petitioner.
- (7) That Thelma McCoolin hereafter do have the sole and exclusive possession, use, enjoyment and benefit of the realty hereinabove described at 246 N. Elmwood in Palatine, Illinois, and respondent is barred thereof, provided the premises aforesaid be sold upon the arrival of the child Matthew at his majority, or upon the remarriage of Thelma McCoolin, or upon the death of either petitioner or respondent, or upon the agreement of the parties; provided further that Thelma McCoolin do first have and recover from the proceeds of any such sale the whole of those sums by which she has after 2nd November 1977 reduced the principal indebtedness thereon due Dovenmuehle, Inc., or its assignee Binkers Life Insurance Company, whereby Thelma McCoolin may recoup and recover the contributions by her alone made after 2nd November 1977 to the principal indebtedness aforesaid; ordered Thelma McCoolin do regularly pay that mortgage indebtedness according to the tenor thereof whereby to preserve the equities of the parties in the realty aforesaid; ordered further that upon any such sale, after the payment to Thelma McCoolin as aforesaid, the proceeds of such sale, after payment of the usual and customary costs, commissions and expenses of such sale, do be equally paid, divided and shared between Thelma McCoolin and Walter McCoolin, whereby each recover one-half of such net proceeds to be calculated and determined as aforesaid.
- (8) That Thelma McCoolin to have, recover, and retain as her own separate, sole and exclusive property forever all the goods and furnishings wherewith she does furnish the household of her son the minor child at 246 N. Elmwood, Palatine, Illinois.

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I HEREBY CERTIFY THE ABOVE TO BE CORRECT.

DATE 10-9-86

Morgan M. Saylor
CLERK OF THE CIRCUIT COURT OF COOK COUNTY, ILL.

THIS ORDER IS THE COMMAND OF THE COURT
AND VIOLATION THEREOF IS SUBJECT TO THE
PENALTY OF THE LAW

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(1) That the Respondent pay therefor the extra expense
of my medical, dental, and legal expenses incident
to the upbringing of the minor child Matthew aforesaid.

SOX 116
THE COUNSEL
WILLIAM

WILLIAM McWILLIAMS
ATTORNEY FOR PLAINTIFF,
SUSAN LIPPSIN,

MAY 23 1978

entry of final decree
is requested by:
(The Plaintiff, i.e., PAUL A. McCOSTLIN
the entry of this judgement is demonstrated
by his letter of consent and that of his client filed
PAUL A. McWILLIAMS simultaneously herein.)
Attorney for T. ELIA McCOSTLIN

CHARLES W. THAYER
Attorney for WALTER McCOSTLIN

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AMERICAN BANK & TRUST COMPANY OF NEW YORK

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MAY 23 1978
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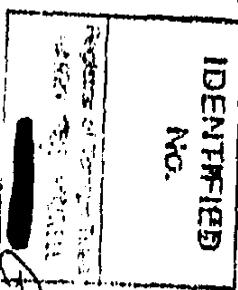
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MAY 23 1978
CLERK'S OFFICE

WALTER McCOSTLIN

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GREATER ILLINOIS
TITLE COMPANY
BOX 116



IDENTIFIED
NO.

H. C. L.

Property of Cook County Clerk's Office

I HEREBY CERTIFY THE ABOVE TO BE CORRECT,

DATE 10-9-86

Morgan D. Zinkley
CLERK OF THE CIRCUIT COURT OF COOK COUNTY, IL

THIS ORDER IS THE COMMAND OF THE CIRCUIT
COURT AND VIOLATION THEREOF IS SUBJECT TO THE
PENALTY OF THE LAW