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CHICAGO, ILLINOIS March 25 1988

Stewart Brink

Third Principal Meridian, Cook County, Illinois.

Section 23 Township 35 North, Range 13 East of the

3695059

Lot 68 in Joseph L. O'Connor's Lincoln Highway Addition to Matesson, a Subdivision in the Northeast 1/4 of the Southwest 1/4 of Section 23, Township 35 North, Range 13 East of the Third Principal Meridian (being part of lots 19 and 20 in the division of parts of said Section 23) in Cook County, Illinois, according to the plat thereof registered in the Registrar's Office on January 19, 1950 as shown in document number 1278890 P.I.N. 31-23-311-032-0000. X
c/k/a 3704 W. 212 Place Matesson, Illinois

following described premises, to-wit:

on the Certificate 1228235 indicated affecting the

You are directed to register the document hereto attached

TO THE REGISTRAR OF TITLES
COOK COUNTY, ILLINOIS:

Certificate No. 1228235 Document No. 2830556

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That the petitioner at the time of filing of her petition
subject matter thereof.

That it has jurisdiction of the parties hereto and the

FINDS:

is filed herein), and now being fully advised in the premises,
and respondent taken in open court (a certificate of which evidence

and the court having heard the testimony of the petitioner
and the court conducting a pre-trial conference

appeared in open court, and this cause coming on for hearing
THOMAS, by HOWARD M. LEVINE, his attorney, both parties having

by KEVIN SERRA, her attorney, and the respondent, JAMES
This day came again the said petitioner, ROBERTA THOMAS,

JUDGMENT FOR
DISSOLUTION OF MARRIAGE

ROBERTA THOMAS
AND
JAMES THOMAS
IN RE: THE MARRIAGE OF

NO. 82 D 5346

IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS
COUNTY DEPARTMENT, DOMESTIC RELATIONS DIVISION

ENTERED
CLERK OF THE CIRCUIT COURT
MORGAN M. FINLEY
JUL 2 1984
BENJAMIN J. KANTER
DEPUTY CLERK

STATE OF ILLINOIS)
COUNTY OF COOK)
SS)

NO FEES
NO COSTS

650969C

to maintenance from the other, past, present or future.

3. Both parties shall now and forever waive their right

and for two (2) weeks each summer.

Friday at 7:00 p.m. to Sunday at 6:00 p.m., alternate holidays,

of reasonable visitation, specifically, alternate weekends from

2. That the petitioner, ROBERTA THOMAS, shall have the rights

of the parties.

sole care, custody, control and education of the minor children

1. That the respondent, JAMES THOMAS, shall have the

between them. Those terms are as follows:

settle between themselves all questions and matters in dispute

into an oral property settlement agreement to dispose of and

The parties, with the help of the court, have entered

has been guilty of mental cruelty as charged in the petition.

without cause or provocation by the petitioner, the respondent

That the petitioner by competent evidence, established that

that the petitioner is not presently pregnant.

of their marriage, namely: JACOB, age 6, and SARAH, age 4;

Illinois) that two children were born to the parties as a result

and said marriage was registered at Country Club Hills,

That the parties hereto were lawfully married on ~~April 17, 1951~~

been maintained for 90 days prior to the findings herein.

was domiciled in the State of Illinois and said domicile has

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Handwritten signature/initials

7. The parties agree that JAMES THOMAS shall have exclusive use and possession of the former marital home located at 3704 W. 21stth, Matteson, Illinois, for a period of thirty-six (36) months from the date of entry of the judgment for dissolution of marriage. That at the end of the three year period, the home will be listed for sale, sold and the equity equally divided with JAMES THOMAS getting credit for all principal reduction he has made on the mortgage from November, 1982, when he moved back into the home until the present. JAMES THOMAS will also have the right to buy-out the wife at this time if he elects to do so. At that time, he shall obtain an Appraisal and subtract from the appraisal amount the usual costs of sale, i.e. broker's commission, points, title costs, and attorney's fees and the amount of the mortgage at that time and pay to ROBERTA THOMAS one-half after credit is given for principal reduction made by JAMES THOMAS from May of 1982 to the present. JAMES THOMAS shall have first right to buy-out ROBERTA THOMAS at this formula, but that in the event he does not elect to do so, ROBERTA THOMAS may then buy-out JAMES THOMAS under the same formula. In the event that the first appraisal obtained by JAMES THOMAS or ROBERTA THOMAS, as the case may be, is not satisfactory to the other party then that party may also obtain an appraisal. If the parties still

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NOT TO EXCEED 5th fl

Reasonable

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and agreed and was contested. The wife contended that a certain \$6,000.00 given to the parties by her parents was a loan, and 10. That one of the issues in this matter could not be

and the couch downstairs, certain chairs, an antique radio, oak table, brick-a-bac, one cedar chest, coffee table, an oak kitchen table with six THOMAS, sewing machine, a grandfather clock, quilts, maracas, master bedroom, except for one mattress to be left for JAMES and gold upholstered rocking chair, the bedroom set in the items: Old 19-inch color television, upright piano, one black furnishings in the marital home except for the following 9. That JAMES THOMAS will be awarded all furniture and

the children, as and for the fees in this cause. THOMAS and that same will be paid to IRA FRIEDMAN, attorney for to turn over said funds to HOWARD LEVINE, Attorney for JAMES behalf of one of the minor children. That JAMES DUDA is ordered tax refund minus certain medical bills which were paid on \$500.00 which was the balance of proceeds of the 1981 Federal former attorney for ROBERTA THOMAS, the sum of approximately

8. That there is in the account of one, JAMES DUDA, Appraisal with all possessions and title of the marital residence in Coquille, Oregon. JAMES and the parties will be bound by that cannot agree then a third MAI Appraisal will be ordered

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RESIDENCE IN COQUILLE, OREGON

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11. The wife shall receive as her sole and separate property the automobile now in her possession. The husband shall receive any motor vehicle in his possession as his sole and separate property.

12. Each of the parties will be responsible for their own attorneys' fees and costs in this action. Said fees to be paid on or before date of entry of the judgment for dissolution of marriage in this cause.

13. Each of the parties, his or her heirs, executors or administrators, upon demand of the other, at any time hereafter, shall execute and deliver to the other party, any and all instruments and documents as may be designated herein or as may be reasonably necessary to make effective the provisions of this agreement and to release his or her respective interests in any property, real or personal, belonging to or awarded to the other, the intention being that the property settlement provided for in this agreement shall constitute a complete

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the husband contended it was a gift. The court heard the sworn testimony of the parties and of the mother of ROBERTA THOMAS, the arguments of counsel and thus being fully advised ordered that the \$6,000.00, based upon the testimony and evidence, was a gift which shall not be repaid to the parents of ROBERTA THOMAS.

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to the parties, dissolving their marriage.
A. That a judgment for Dissolution of Marriage be awarded

DOTH ORDER, ADUDGE, AND DECREE as follows:

the Statute in such case made and provided
Court by virtue of the power and authority herein vested, and
IT IS, THEREFORE, ORDERED, ADJUDGED, AND DECREED, and this

relinquished under this paragraph.

and assigns, for the purpose of enforcing any of the rights
due the other party or his or her heirs, executors, administrators

and assigns, that he or she will never at any time hereafter

and herself and his and her heirs, executors, administrators,

of the parties hereto further covenants and agrees for himself

now owned or hereafter acquired by such other party. Each

the property of the other party or his or her estate, whether

States of America or any other country, in or to, or against

of any present or future law of any state or of the United

relations now existing between the parties hereto or by virtue

wife, widow, or otherwise, or by reason of the marital

claims which he or she now has or may hereafter have, as husband,

quit claim to the other party hereto all property rights and

hereto does hereby forever relinquish, release, waive and

14. Except as otherwise provided herein, each of the parties

adjustment of the property rights of the parties hereto.

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James W. ...
James W. ...
James W. ...

APPROVED:

DATE:

ENTER:

B. That the agreement heretofore entered into between the parties ought to be enforced as between them, and each is directed to comply with all the terms and conditions thereof. C. That this Court retain jurisdiction of the aforementioned matters for the purpose of enforcing all of the terms and conditions of this judgment for Dissolution of Marriage.

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(10-84) CCDCH-6

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Clerk

day of MARCH 19, 88

the seal of said Court, in said County, this 10th

IN WITNESS WHEREOF, I have hereunto set my hand, and affixed

and ROBERTA THOMAS defendant/respondent

JAMES THOMAS plaintiff/petitioner

in a certain cause lately pending in said Court, between

3696059

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and complete COPY OF A CERTAIN JUDGMENT MADE AND ENTERED OF RECORD IN SAID COURT

I, MORGAN M. FINLEY, Clerk of the Circuit Court of Cook County, in and for the State of Illinois, and the keeper of the records, files and seal thereof, do hereby certify the above and foregoing to be true, perfect

STATE OF ILLINOIS, COUNTY OF COOK

ss.

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NCS

1968 MAR 25 11:11:27

HARRY HEDD YOUNELL
RECORDS MANAGER

IDENTIFIED No.	
REPRODUCED BY HARRY HEDD YOUNELL M.A.T.C.	

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7/28/68

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MID AMERICA
123 W. Madison Street
Chicago, Illinois 60601