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FORM 4111

445

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DOCUMENT NO.

STATUTORY FEDERAL TAX LIEN SEARCH

PRESENT PARTIES IN INTEREST:

DATE OF SEARCH:

RESULT OF SEARCH:

None

11-5-90

811920

SEARCHED - 5 11 2 58

INTENDED GRANTEES OR ASSIGNEES:

RESULT OF SEARCH:

None
None

11-5-90

IDENTIFIED
No.
Registrar of Public Trusts
CAROL MOSELEY GRAUN
I.T. WALVEY

Property of Cook County Clerk's Office

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Customer # _____

Toifrens TRANSFER Filing Date 11/5/90

Ctl. # 544374 L.F. Date _____

Grantor MALINDA ELBERS

S.S.# _____

Grantor # _____

S.S.# _____

Grantee DANIEL CAREY

S.S.# _____

Grantee KATHLEEN CAREY

S.S.# _____

PIN.# 29-31-317-014 Tax # 13020-49

Fed Lien Search 811925 James

Title Officer Steve Falvey

Title Company ITC

Trust Dept. Approval _____ Survey Dept. Approval _____

Refused _____

Type of Document	Number
_____	_____
_____	_____
_____	_____
_____	_____

Total No. Docs. _____

Logged _____ Microfilm _____

To Tax Dept. _____ Ref'd _____

Previewer _____ Date _____

Typist _____ Date _____

Revisor _____ Date _____

New Ctl. # _____ Date _____

Delivery _____ Date _____

Customer Signature _____



CAROL MOSELEY BRAUN

RECORDER OF DEEDS / REGISTRAR OF TORRENS TITLES
COOK COUNTY, ILLINOIS

Re: Certificate of Title No. 544374 Vol. 1094 Page 188
Lot Seventeen (except North Half (1/2) thrf).-----(17)
Lot Eighteen------(18)
In Block Four (4) in Thornton Station a Subdivision
of the Southeast Quarter (1/4) of the Southwest Quarter
(1/4) of Section 31, Town 36 North, Range 14, East of
the Third Principal Meridian.
LR No. 5095

Carol Moseley Braun
Registrar of Titles
Cook County, Illinois

Dear Registrar:

I have examined proceedings in the Circuit Court of Cook County, Illinois, Probate Division, Case No. 90 P 04988 entitled Estate of Malinda Elbers, disabled person, and I find that Letter of Office were issued to Arlene Hinz, Guardian; that inventory including the above described property has been filed; that a petition for the sale of real estate to Daniel P. Carey and Kathleen A. Carey was filed and surety bond posted pursuant thereto; that a Decree for Sale was entered September 4, 1990, approving sale in the amount of October 29, 1990; and that title to premises in Certificate of Title No. 544374 will be vested in:

DANIEL P. CAREY AND KATHLEEN A. CAREY
(his wife)

1. Subject to:
 - (a) All unpaid general taxes and special assessments shown by tax search and all sales, forfeitures and withdrawals for unpaid general taxes and special assessments.
 - (b) Uncancelled memorials appearing on the outstanding Certificate of Title No. 544374
2. Upon registration of the following:
 - (a) Order for Sale of Real Estate dated September 4, 1990,
 - (b) Guardian's Deed to Daniel P. Carey and Kathleen A. Carey (his wife)
3. Upon surrender of Owner's Duplicate Certificate of Title.

Very truly yours,

Thomas A. Robinson
Thomas A. Robinson
Examiner of Titles

November 5, 1990

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3921388

GUARDIAN'S DEED

This Deed, made November 6th, 1990, between ARLENE HINZ, of 12600 South Meade Ave., Palos Heights, Cook County, Illinois, AS THE DULY APPOINTED AND QUALIFIED GUARDIAN of MALINDA ELBERS (a disabled person), under Letters of office issued by the Circuit Court of Cook County, Illinois, and Daniel P. Carey and Kathleen A. Carey, his wife, of 2030 West 183rd Street, Homewood, in Cook County, Illinois, as Purchasers:

WITNESSES that said Guardian, on June 19, 1990, filed a Petition in the Circuit Court of Cook County, Illinois, for an Order to sell the Ward's real estate, and the Court, upon the hearing thereof, on June 19, 1990, entered an Order authorizing the undersigned Guardian to sell said real estate as therein requested, at private sale.

Pursuant to said Order, the undersigned Guardian obtained an offer to purchase said real estate from the above-named Purchasers. The Guardian thereupon moved the said Court to approve the said offer to purchase, pursuant to a draft contract, signed by the said Purchasers, a copy of which was attached to the motion.

On September 4, 1990, the said Court approved the draft contract of the said Purchasers to purchase the Ward's real estate upon the price and terms provided in said offer (draft contract) and authorized the Guardian to enter into said contract and accordingly the Guardian did execute the said contract.

Thereafter, the Guardian duly filed with the said Court a Report of Sale and the Court having examined and approved same on October 29, 1990, confirmed said sale and ordered the undersigned Guardian to execute, acknowledge and deliver a Deed to said real estate to the Purchasers, upon compliance with the sale terms.

Purchasers have on Purchasers' part complied with the sale terms.

WHEREFORE, this Deed witnesses that the undersigned, as Guardian aforesaid, in consideration of the premises and of NINETY-SIX THOUSAND DOLLARS (\$96,000.00) paid by said Purchasers (the receipt whereof is hereby acknowledged), has granted, bargained and sold to said Purchasers, their heirs and assigns forever, in joint tenancy (and not as tenants in common), the following described premises (and all appurtenances thereto belonging) in Cook County, Illinois:

Legal Description: Lot Seventeen (17) (except the North Half [½] thereof) and Lot Eighteen (18) in Block Four (4) in Thornton Station a Subdivision of the South East Quarter (SE¼) of the South West Quarter (SW¼) of Section 31, Town 36 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Index Numbers: 29-31-317-014-0000 and 29-31-317-015-0000.

Address: 2030 West 183rd Street, Homewood, Illinois.

including and together with all the estate and right, title and interest, of the undersigned's Ward, Malinda Elbers, therein, and hereby releasing and waiving all rights under and by virtue of the Homestead Exemption laws of the State of Illinois.

Subject to: Effect of notice of recital contained in instrument registered as Doc. No. 702296 that foregoing premises are thereby conveyed subject to questions of survey; to zoning and building laws and ordinances as shown in Deed registered as Doc. No. 702296; private, public and utility easements and roads and highways, if any; special taxes or assessments for improvements not yet completed, if any; any unconfirmed special tax or assessment, if any; installments not due as of 8-27-90 of any special tax or assessment for improvements heretofore completed, if any; general taxes for the year 1989 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year 1990.

To have and to hold said premises unto said Purchasers, their heirs and assigns forever, in Joint Tenancy (and not as tenants in common) forever, as fully and effectively, as the undersigned Guardian could or ought sell and convey same, under and by virtue of said Orders of Court.

IN WITNESS WHEREOF the undersigned Guardian has hereunto set her hand and seal as of this date.

Guardian of the Estate of Malinda Elbers:

Arlene Hinz (SEAL)

3921388

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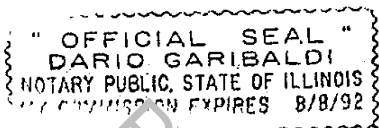
STATE OF ILLINOIS

COUNTY OF COOK

SS.

I, DARIO GARIBALDI, a Notary Public in and for said County, in the State aforesaid; DO HEREBY CERTIFY that Arlene Hinz, Guardian of the Estate of Malinda Elbers, a Disabled Person, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 4th day of November, 1990.



Dario Garibaldi
Notary Public

This instrument was prepared by Dario A. Garibaldi; 18704 Harding Ave., Flossmoor, Illinois 60422. Phone: (708) 798-8700; attorney for the Guardian; Attorney's Cook County I.D.#00083.



3924388

1990 NOV - 3 PM 3:46
CAROL HOBELEY
REGISTRAR OF DEEDS

Label

Aggr Charge	
Address	
Number	
Each	
Other	
Address	
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26 NOV 1990
JES WEST WASHINGTON
CHICAGO, ILLINOIS 60602

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Cook County
REAL ESTATE TRANSACTION TAX

OCT--90



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REVENUE STAMP

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STATE OF ILLINOIS

OCT--90



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REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

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