

UNOFFICIAL COPY

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PREPARED BY:

John G. O'Brien
2340 S. Arlington Heights Rd., #400
Arlington Heights, IL 60005



Doc#: 0511904192
Eugene "Gene" Moore Fee: \$26.00
Cook County Recorder of Deeds
Date: 04/29/2005 02:55 PM Pg: 1 of 2

MAIL TAX BILL TO:

Ndege Diamond
838 W. St. Johns Place
Palatine, IL 60067

MAIL RECORDED DEED TO:

Ndege Diamond
838 W. St. Johns Place
Palatine, IL 60067

JOINT TENANCY WARRANTY DEED
Statutory (Illinois)

THE GRANTOR(S), Karl P. Larson and Susan Larson, husband and wife, of the City of Palatine, State of IL, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEY(S) AND WARRANT(S) to Ndege A. Diamond and Wendy D. Diamond, husband and wife, and Warren R. Robnelt, a married man, of 2951 Yorktown, Marine, CA 93933, not as Tenants in Common but as Joint Tenants, all right, title, and interest in the following described real estate situated in the County of COOK, State of Illinois, to wit:

Parcel 1: Lot 3C in Hickory Hills being a Subdivision of part of Section 16, lying Southerly of the Southwesterly line of the right of way of the Chicago and Northwestern Railway in Township 42 North, Range 10, East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2: Easement for ingress and egress over Outlots A and B in Hickory Hills Subdivision aforesaid as described in Declaration recorded October 19, 1989 as Document 89494973 and as created by Deed from Chicago Title and Trust Company, a corporation of Illinois, as Trustee under Trust Agreement dated December 15, 1988 known as Trust Number 1092443 to Jan M. Jorian and Kimberly A. Evans, recorded March 7, 1990 as Document 90101574.

2

Permanent Index Number(s): 02-16-215-065-0000
Property Address: 838 W. St. Johns Place, Palatine, IL 60067

Subject, however, to the general taxes for the year of 2004 and thereafter, and all instruments, covenants, restrictions, conditions, applicable zoning laws, ordinances, and regulations of record.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemptions Laws of the State of Illinois

TO HAVE AND TO HOLD said premises not in **TENANCY IN COMMON** but in **JOINT TENANCY** forever.

Dated this 15th Day of April 20 05 Karl P. Larson

Karl P. Larson

Susan Larson

Susan Larson

ATGF, INC.

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

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Joint Tenancy Warranty Deed - *Continued*

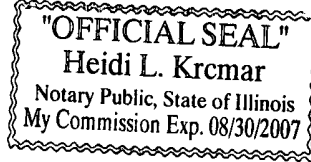
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Karl P. Larson and Susan Larson, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument, as his/her/their 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 notarial seal, this 15th Day of April 20 05

Heidi L. Krcmar
Notary Public

My commission expires: 8-30-07

Exempt under the provisions of paragraph _____



STATE TAX

STATE OF ILLINOIS

APR. 27. 05

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000067024

REAL ESTATE TRANSFER TAX
00235.00
FP 326652

COUNTY TAX

COOK COUNTY
REAL ESTATE TRANSACTION TAX

APR. 27. 05

REVENUE STAMP

0000014928

REAL ESTATE TRANSFER TAX
00117.50
FP 326665

Property of Cook County Clerk's Office