

# UNOFFICIAL COPY

## WARRANTY DEED Joint Tenancy (Illinois)



Doc#: 0716347173 Fee: \$28.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 06/12/2007 12:33 PM Pg: 1 of 3

Mail to:  
Law Offices of Brenda L. Murzyn  
1300 Iroquois Avenue, Suite 125  
Naperville, IL 60563

Name & address of taxpayer:  
John O'Neill and Kathy O'Neill  
1629 Claremont Drive  
Darien, IL 60561

**MAIL TO:**  
**LAW TITLE INSURANCE**  
**2900 CGDEN AVE, STE. 101**  
**LSZ, IL 60532**

THE GRANTOR(S) J.T. Marlin, LLC, a limited liability company created and existing under and by the virtue of the laws of the State of Illinois, for and in consideration of the sum of TEN and NO/100ths DOLLARS and other good and valuable considerations in hand paid, and pursuant to authority given by the Managers of said company,

CONVEY AND WARRANT to John<sup>P.</sup> O'Neill and Kathy<sup>A.</sup> O'Neill, husband and wife, at 1629 Claremont Drive, Darien, IL 60561(address), all interest in the following described real estate situated in the County of COOK, in the State of Illinois, to wit:

See attached legal description attached hereto as Exhibit "A" made a part hereof as though fully set forth.

### NON-HOMESTEAD PROPERTY

Subject to general real estate taxes not due and payable at time of closing, covenants, conditions and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the property.

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 not in tenancy in common, but in joint tenancy forever.

Permanent index number(s) 28-01-304-040  
Property address: 14055 Coopers Grove, Blue Island, IL 60406  
DATED this 12<sup>th</sup> day of April, 2007.

278054 Bm-uc  
Law Title

Michael Choate  
Member  
Michael Choate, Member of J.T. Marlin, LLC

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State of Illinois, County of Du Page, ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Michael Choate

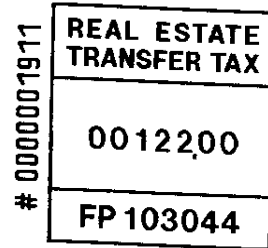


and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that as such Michael Choate, signed and delivered the said instrument pursuant to authority given by the Managers of said company, as his free and voluntary act, and as the free and

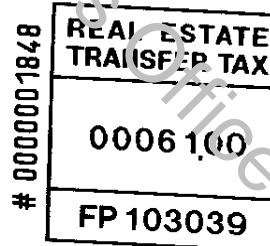
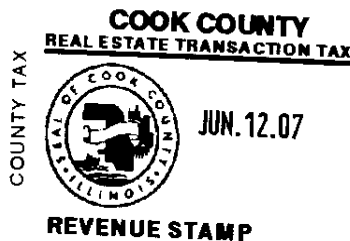
voluntary act and deed of said company, for the uses and purposes therein set forth.

Given under my hand and official seal this 11 day of April, 2007.

Commission expires: 11-09-08  
Carmella G. Domino



Recorder's Office Box No.



### NAME AND ADDRESS OF PREPARER:

Brenda Murzyn, Attorney at Law  
1300 Iroquois Drive, Suite 125  
Naperville, IL 60563

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BLM Title Services, LLC  
1300 Iroquois Drive, Suite 125, Naperville, IL. 60563  
(630)961-1058, Fax (630)961-1333  
Authorized Agent For: Law Title Insurance Company, Inc.

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## SCHEDULE A-1: PROPERTY DESCRIPTION

Commitment Number: 278054BM-LLC

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*The land referred to in this Commitment is described as follows:*

LOT 35 IN COOPER'S GROVE SUBDIVISION, BEING A SUBDIVISION OF PART OF THE NORTH 1/2 OF THE  
SOUTHWEST 1/4 OF SECTION 1, TOWNSHIP 36 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL  
MERIDIAN, IN COOK COUNTY, ILLINOIS.

FOR INFORMATION ONLY: 28-01-304-040

14055 COOPERS GROVE, BLUE ISLAND IL 60406