

UNOFFICIAL COPY



Doc#: 0734142102 Fee: \$26.00
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 12/07/2007 11:36 AM Pg: 1 of 2

**WARRANTY DEED
JOINT TENANTS
(Statutory – Illinois)**

PNTN
70 W MADISON STE 1600
CHICAGO IL 60602

Above Space for Recorder's Use Only

THE GRANTORS, PATRICK T. O'BRIEN an unmarried person, and **DENNIS R. SIMS**, an unmarried person, of the Village of Westchester, County of Cook, State of Illinois for and in consideration of (\$10.00) TEN AND NO/100 DOLLARS, in hand paid, **CONVEY** and **WARRANT** to **SCOTT LIVINGSTON** and **GERALD F. VALENTINE JR.**, 5907 North Winthrop, Unit 25, Chicago, Illinois 60660, as Joint Tenants with the right of survivorship, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LOT 8 IN BLOCK 3 IN SUBDIVISION OF BLOCKS 2, 3 AND 4 IN FORCE'S SUBDIVISION OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.


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** as Joint Tenants with the right of survivorship forever.

SUBJECT TO: General taxes not yet due and payable at the 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 real estate.

Permanent Index Number (PIN): **16-07-326-014-0000**

Address of Real Estate: **431 South Grove Avenue, Oak Park, Illinois 60302**

Dated this 15th day of November, 2007



(SEAL)
PATRICK T. O'BRIEN



(SEAL)
DENNIS R. SIMS

2007

UNOFFICIAL COPY

State of Illinois, County of Cook - ss, I, the undersigned, a Notary Public

In and for said County, in the State aforesaid, DO HEREBY CERTIFY that PATRICK T. O'BRIEN, an unmarried person, and DENNIS R. SIMS an unmarried person, personally known to me to be the same person whose name subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as 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 official seal, this 15th day of November, 2007.

Commission expires 9/6, 2009

Joanne Gleason
NOTARY PUBLIC

THIS INSTRUMENT WAS PREPARED BY:
Joanne Gleason, Attorney at Law
1523 North Walnut Avenue
Arlington Heights, Illinois 60004
(847) 670-8370

"OFFICIAL SEAL"
JOANNE GLEASON
Notary Public, State of Illinois
My Commission Expires 09/06/2009

SEND SUBSEQUENT TAX BILLS TO:

Scott Livingston and Gerald F. Valentine Jr.
431 South Grove Avenue
Oak Park, Illinois 60302

Upon recording mail to:

Michelle Lass
1530 W. Fullerton
Chicago IL 60610

COOK COUNTY
REAL ESTATE TRANSACTION TAX
COUNTY TAX
DEC. -3.07
REVENUE STAMP

REAL ESTATE
TRANSFER TAX
0031250
FP 103025

STATE OF ILLINOIS
DEC. -3.07
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

REAL ESTATE
TRANSFER TAX
00625.00
FP 103021

NOV. 14.07
Oak Park

REAL ESTATE
TRANSFER TAX
05000.00
FP 102801