

UNOFFICIAL COPY

**WARRANTY DEED
TENANTS BY THE ENTIRETY
Statutory (ILLINOIS)
(Individual to Individual)**

THE GRANTORS, 1118 WASHINGTON, LLC, an Illinois Limited Liability Company, of Oak Park, Illinois, for and in consideration of ten and no/100 dollars, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to ABHAY RAJ and NALINI RAJ, husband and wife, of 2463 West Branch Court, Naperville, Illinois 60565, not as Joint Tenants, or as Tenants in Common, but as Tenants by the Entirety, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:



Doc#: 0734654102 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 12/12/2007 12:36 PM Pg: 1 of 3

See attached for legal description.

3

Subject To: General real estate taxes not 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: 16-07-315-010-0000 V 141 (affects underlying land).

Property Address: 1122-1A ~~West~~ Washington Boulevard, Oak Park, Illinois 60302.

0705-27650
PRAIRIE TITLE
6821 W. NORTH AVE.
OAK PARK, IL 60302

Note: The tenant has either waived or has failed to exercise the right of first refusal.

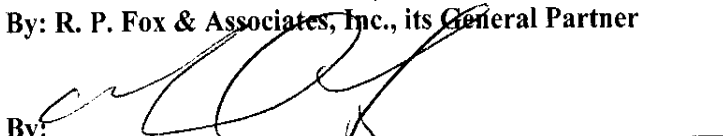
Grantor also hereby grants to the grantee, its successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the Declaration of Condominium, aforesaid, and grantor reserves to itself, its successors and assigns, the rights and easements set forth in said Declaration for the benefit of the remaining property described therein.

This deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

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 as Joint Tenants, or as Tenants in Common, but as TENANTS BY THE ENTIRETY, FOREVER.

Dated this 16th day of November, 2007

1118 WASHINGTON, LLC, by Fox Partners, L.P., its Member
By: R. P. Fox & Associates, Inc., its General Partner

By: 
Michael Fox, Vice President

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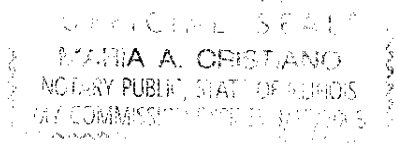
State of Illinois
County of Cook (ss)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Michael Fox, personally known to me to be the Vice-President of R.P. Fox & Associates, Inc., an Illinois corporation, 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 Vice-President, signed, sealed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority given by the Board of Officers of said corporation, as his free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal

this 16th day of November, 2007

Commission expires 3-15-08



Maria A. Cristiano

Notary Public

This instrument was prepared by: Pellegrini and Cristiano, 6817 West North Avenue, Oak Park, Illinois 60302.

Mail To:

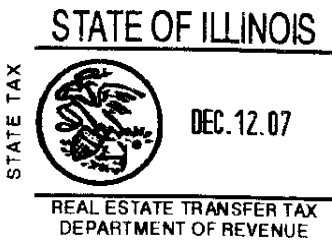
Send Subsequent Tax Bills To:

Musillami Law Group, LLC
801 South Blvd., Ste. 4
Oak Park, IL 60302

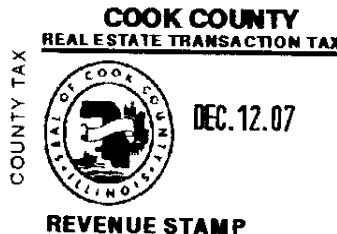
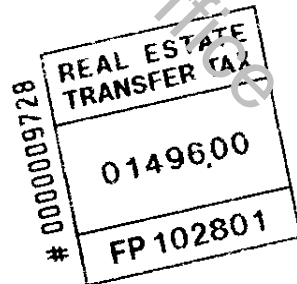
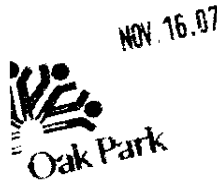
Raj
1122-1A W. Washington Boulevard
Oak Park, IL 60302

OR

Recorder's Office Box No.: _____



REAL ESTATE TRANSFER TAX
00187.00
FP 103050



REAL ESTATE TRANSFER TAX
00093.50
FP 103045

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LEGAL DESCRIPTION:

PARCEL 1:

UNIT 1122-1A IN THE LION'S GATE CONDOMINIUMS, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING TRACT OF LAND:

THE SOUTH 29 FEET OF LOT 26; ALL OF LOTS 29, 32, AND 35, IN SCOVILLE AND NILES SUBDIVISION OF BLOCK 5 IN SCOVILLE AND NILES ADDITION TO OAK PARK, BEING A SUBDIVISION OF THE WEST 40 ACRES OF THE SOUTHWEST 1/4 OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT 'D' TO THE DECLARATION OF CONDOMINIUM RECORDED JULY 2, 2007 AS DOCUMENT NUMBER 0718316025, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE STORAGE SPACE S-43 LIMITED COMMON ELEMENT, AS DEFINED AND SET FORTH IN SAID DECLARATION OF CONDOMINIUM RECORDED JULY 2, 2007 AS DOCUMENT NUMBER 0718316025.

**PERMANENT INDEX NUMBER: 16-07-315-010-0500 VOLUME 141
(AFFECTS THE UNDERLYING LAND.)**

PROPERTY ADDRESS: 1122-1A WEST WASHINGTON BLVD., OAK PARK, IL 60302