

UNOFFICIAL COPY

WARRANTY DEED ILLINOIS STATUTORY

MAIL TO:

Lillie B. Boykin
20940 S. Indiana Circle
Olympia Fields, IL 60461



Doc#: 1007539050 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/16/2010 01:52 PM Pg: 1 of 3

SEND TAX BILLS TO:

JBLAT LLC
2041 West 95th Street
Chicago, Illinois 60643-1129

THE GRANTOR, Lillie B. Boykin and Jimmie D. Boykin of the City of Chicago, State of Illinois, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to JBLAT LLC-BEVERLY, an Illinois limited liability company duly organized and existing under and by virtue of the laws of the State of Illinois and whose address is 2041 West 95th Street, Chicago, IL 60643-1129, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

Lot 1 in John Bain's Resubdivision of part of Forest Ridge being a subdivision of the East ½ of the Northwest ¼ of Section 7, Township 37 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois

Permanent Real Estate Index Number (s): 25-07-106-006-0000
Address(es) of Real Estate: 2041 West 95th Street, Chicago, IL 60643

SUBJECT ONLY 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; hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 9th day of March, 2010

Exempt under provisions of
Paragraph E, Section 4, Real Estate
Transfer Tax Act.

Lillie B. Boykin 03-09-2010
Seller Date

x Jimmie D. Boykin 03-09-2010

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated: March 9, 2010

Signature [Handwritten Signature]
Grantor or Agent

Subscribed and sworn to before me this 9th day of March, 2010



[Handwritten Signature]
Notary Public

The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated: March 9, 2010

Signature [Handwritten Signature]
Grantee or Agent

Subscribed and sworn to before me this 9th day of March, 2010.



[Handwritten Signature]
Notary Public

NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class C misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)