

# UNOFFICIAL COPY

## SPECIAL WARRANTY DEED

### This Document Prepared By:

Brumund, Jacobs, Hammel,  
Davidson & Andreano, LLC  
58 E. Clinton Street, Suite 200  
Joliet, Illinois 60432

### After Recording Please Return To:

BLISS INVESTMENTS LLC  
194 Hillandale Drive  
Bloomington, Illinois 60108

OTC 609139 1/2



Doc#: 1010240070 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 04/12/2010 11:04 AM Pg: 1 of 3

THIS INDENTURE WITNESSETH, that **J.T. Marlin, LLC, an Illinois limited liability company** ("Grantor"), having an address c/o J.T. Marlin, LLC, 1315 Macom Drive, Unit 001, Naperville, Illinois 60564, by these presents does hereby CONVEY unto **BLISS INVESTMENTS, LLC** ("Grantee"), having an address of 194 Hillandale Drive, Bolingbrook, Illinois 60108, for and in consideration of **TEN and No/100 (\$10.00) DOLLARS**, and other good and valuable consideration in hand paid, the receipt whereof is hereby acknowledged, all interest in the Real Estate situated in the County of Cook, in the State of Illinois, and legally described on Exhibit A attached hereto and by this reference made a part hereof (the "Premises").

Permanent Index Number: 07-20-410-014

Property Address: 1310 Weathersfield Way, Schaumburg, Illinois 60193

Together with all and singular the hereditaments and appurtenances and privileges thereunto belonging, or in anywise thereunto appertaining and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever, of Grantor, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: **TO HAVE AND TO HOLD** the said premises as above described, with the appurtenances, unto Grantee, its heirs and assigns forever.

And Grantor, for itself and its successors does covenant, promise and agree, to and with Grantee, Grantee's successors and assigns, that Grantor has not done or suffered to be done anything whereby the Premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that Grantor will warrant and forever defend title to the Premises, against all persons lawfully claiming or who may claim the same, by, through or under Grantor but not otherwise.

STEWART TITLE COMPANY  
2055 W. Army Trail Road, Suite 110  
Addison, IL 60101  
630-889-4000

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IN WITNESS WHEREOF, this Special Warranty Deed is executed as of the 24<sup>th</sup> day of March, 2010.

**J.T. Marlin, LLC, an Illinois limited liability company**

By: Michael Choate, J.T. Marlin, LLC  
its Managing Manager

By: *Michael Choate*  
Michael Choate, Managing Member

Property of Cook County Clerk's Office

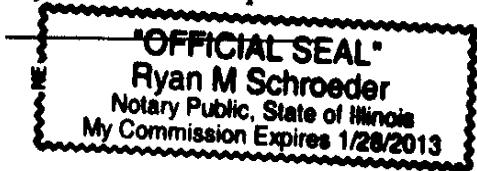
STATE OF ILLINOIS )  
                                  )SS  
COUNTY OF )

I, *Ryan Schroeder*, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Michael Choate, personally known to me as the Managing Member of J.T. Marlin, LLC, 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 he signed the foregoing instrument as a free and voluntary act as such limited liability company for the uses and purposes therein set forth, and that the said instrument is the act and deed of said limited liability company.

GIVEN under my hand and seal this 24<sup>th</sup> day of March, 2010.

My Commission Expires:

*Ryan M. Schroeder*  
Notary Public



Please Mail Tax Bills To:  
BLISS INVESTMENTS LLC  
194 HILLANDALE DRIVE  
BLOOMINGDALE, ILLINOIS 60108

~~VILLAGE OF SCHAUMBURG  
REAL ESTATE TRANSFER TAX  
16350 \$175.00~~

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## EXHIBIT A


### LEGAL DESCRIPTION

**LOT 293 IN WEATHERSFIELD UNIT 3, BEING A SUBDIVISION IN SECTION 20 AND SECTION 21, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED APRIL 11, 1961 AS DOCUMENT NO. 18132630 IN RECORDER'S OFFICE, IN COOK COUNTY, ILLINOIS.**

Permanent Index Number: 07-20-410-014

Property Address: 1310 WEATHERSFIELD WAY, SCHAUMBURG, ILLINOIS 60193

STATE TAX  APR. -5.10 REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	# 0000000609	REAL ESTATE TRANSFER TAX 00175.00 FP 102804
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COUNTY TAX COOK COUNTY REAL ESTATE TRANSACTION TAX  APR. -5.10 REVENUE STAMP	# 0000047956	REAL ESTATE TRANSFER TAX 00087.50 FP 102810
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