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WARRANTY DEED ILLINOIS STATUTORY LIMITED LIABILITY COMPANY



Doc#: 1306633069 Fee: \$42.00
Karen A. Yarbrough RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/07/2013 11:30 AM Pg: 1 of 3

Preparer File: MJ&J
HTC Commitment No.: 2397917

2397617

THE GRANTOR, **M J & J INVESTORS, LLC**, a limited liability company created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to **GULAB SINGH CHOUHAN**, a married man, of the City of Chicago, County of Cook, State of Illinois, all interest in the following described Real Estate situated in the County of Cook and State of Illinois, to wit:

LOT 10 IN SECOND ADDITION TO C.A. PERSON'S RIDGE MANOR, A RE-SUBDIVISION OF LOTS 1, 2 AND 3 IN BLOCK 12 IN CHARLES V. MCERLEAN'S 95TH STREET SUBDIVISION OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 10, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: General real estate taxes not due and payable at the time of Closing; covenants, conditions and restrictions of record; and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate.

THIS IS NOT HOMESTEAD PROPERTY

PIN: 24-10-110-024-0000

Address of Real Estate: 9736 South Kolmar Avenue, Oak Lawn, Illinois 60453

Dated: February 27, 2013.

M J & J INVESTORS, LLC

By:

James J. Campise Managing Member

S Y
P 3
S N
SC Y
INT 11

REAL ESTATE TRANSFER

02/28/2013



COOK	\$99.00
ILLINOIS:	\$198.00
TOTAL:	\$297.00


24-10-110-024-0000 | 20130201605136 | CZQHT2

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STATE OF ILLINOIS)
)
) SS
COUNTY OF COOK)

The undersigned Notary Public certifies that JAMES J. CAMPISE, 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, sealed and delivered the said instrument as his 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 on February 21, 2013.



Notary Public

Prepared by:

Jason A. Cook, Esq.
Sethna & Cook, P.C.
1900 Spring Road, Suite 503
Oak Brook, Illinois 60523

Mail to:

T. Andrew Coyle, Esq.
The Coyle Law Office
131 East 9th Street
Lockport, Illinois 60441

Name and Address of Taxpayer:

Gulab Singh Chouhan
9736 South Kolmar Avenue
Oak Lawn, Illinois 60453



Village of Oak Lawn	Real Estate Transfer Tax	\$50	0025
Village of Oak Lawn	Real Estate Transfer Tax	\$200	00890
Village of Oak Lawn	Real Estate Transfer Tax	\$20	00744
Village of Oak Lawn	Real Estate Transfer Tax	\$200	00891
Village of Oak Lawn	Real Estate Transfer Tax	\$20	00745
Village of Oak Lawn	Real Estate Transfer Tax	\$500	01141



First American

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First American Title Insurance Company
311 South County Farm Road
Suite F
Wheaton, IL 60187
Phone: (630)653-4893
Fax: (866)227-7148

STATEMENT BY GRANTOR AND GRANTEE

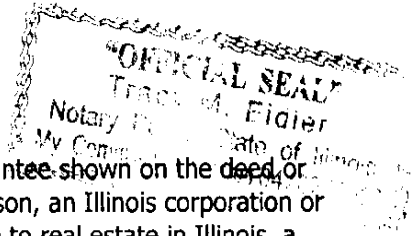
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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: February 27, 2013

Signature: Jason Cook
Grantor or Agent

Subscribed and sworn to before me by the said JASON COOK, affiant, on February 27, 2013.

Notary Public [Signature]



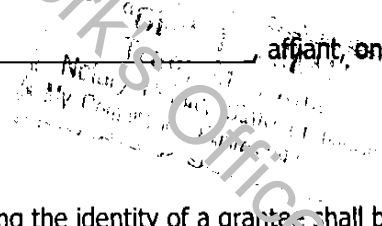
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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: February 27, 2013

Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me by the said _____, affiant, on February 27, 2013.

Notary Public [Signature]



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 A 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.)