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WARRANTY DEED
JOINT TENANCY



Doc#: 1403510038 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 02/04/2014 12:37 PM Pg: 1 of 3

MAIL TO: *pg y*
Mr. Mark Watychowicz
Attorney at Law
518 E. Northwest Highway
Mount Prospect, IL 60056

NAME & ADDRESS OF TAXPAYER:
Alexander Tosa and Maria C. Kozak
603 East Dogwood Lane
Mount Prospect, IL 60056

FD-13-24-213

THE GRANTORS, **ARLINE E. MROSS**, widowed and not since remarried, and **JANET MROSS KESSLER**, married to Kenneth Kessler, of the City of Northridge, and State of California, for the consideration of Ten and No/100 Dollars, and other good and valuable consideration in hand paid, CONVEY and WARRANT to **ALEXANDER TOSA and MARIA C. KOZAK**, 603 East Dogwood Lane, Mount Prospect, Illinois, as **JOINT TENANTS**, and not Tenants in Common, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 72 IN BRICKMAN MANOR FIRST ^{1/2} ADDITION UNIT NO. 1, BEING A SUBDIVISION OF PART OF THE EAST ~~1/2~~ ^{1/2} OF THE SOUTHEAST 1/4 OF SECTION 27, AND PART OF THE WEST 1/2 OF THE WEST ^{1/2} OF THE SOUTHWEST 1/4 OF SECTION 26, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 18, 1959, AS DOCUMENT 17715807, IN COOK COUNTY, ILLINOIS.

P.I.N.: 03-26-305-001-0000

Subject to: General real estate taxes not due and payable, covenants, conditions and restrictions of record, building lines and easements, if any,

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, and not as Tenants in Common.

DATED this 20th day of November, 2013.

Arline E. Mross, by Janet Mross Kessler her attorney in fact (SEAL)
Arline E. Mross, by Janet Mross Kessler, her attorney in fact

Janet Mross Kessler (SEAL)
Janet Mross Kessler

11/20/13

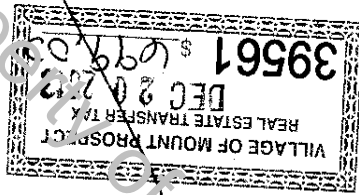
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03-26-305-001-0000 20131101604139 UB4XXJ	
REAL ESTATE TRANSFER	01/07/2014
COOK	\$116.25
ILLINOIS:	\$232.50
TOTAL:	\$348.75



Address of Property:
 603 East Dogwood Lane
 Mount Prospect, IL 60056

M.H.
 Fort Dearborn Land Title
 1925 Cherry Lane
 Northbrook, IL 60062



This instrument was prepared by Michael Samuels, 720 Oslerman Avenue, Deerfield, Illinois 60015.

Notary Public

See attached

Given under my hand and official seal this _____ day of November, 2013.

The above described real estate is not homestead property for Kenneth Kessler.

State of California, County of _____, I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Janet Mross Kessler, married to Kenneth Kessler,

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 she signed, sealed and delivered the said instrument as her free and voluntary act, and as attorney in fact for Arline E. Mross, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Proprietary Cook County Clerk's Office

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CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

State of California

County of Los Angeles }

On 11/20/13 before me, Kimberly E. Tyrluk, Notary Public
Date Here Insert Name and Title of the Officer

personally appeared Arlene E. Moss by Janet Moss Kessler her attorney
Name(s) of Signer(s)

in fact and Janet E Moss Kessler

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature: Kimberly Tyrluk
Signature of Notary Public



Place Notary Seal Above

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: Warranty Deed Joint Tenancy

Document Date: 11/20/13 Number of Pages: 2

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: Arlene E Moss by Janet Moss Kessler her attorney

Corporate Officer — Title(s): in fact

Individual

Partner — Limited General

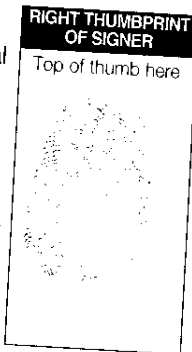
Attorney in Fact

Trustee

Guardian or Conservator

Other: _____

Signer Is Representing: _____



Signer's Name: Janet Moss Kessler

Corporate Officer — Title(s): _____

Individual

Partner — Limited General

Attorney in Fact

Trustee

Guardian or Conservator

Other: _____

Signer Is Representing: _____

