

WARRANTY DEED  
TENANCY BY THE ENTIRETY

UNOFFICIAL COPY

Statutory (ILLINOIS)  
(Individual to Individual)

GIT

40019148 1 of 2



Doc#: 1517357047 Fee: \$40.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 06/22/2015 11:51 AM Pg: 1 of 2

THE GRANTORS

JOHN V. SPILLER AND KELLY L. SPILLER,  
HUSBAND AND WIFE, NOT AS JOINT TENANTS  
OR AS TENANTS IN COMMON  
BUT AS TENANTS BY THE ENTIRETY,  
3903 Woodland Avenue, of the Village of Western Springs,  
County of Cook, State of Illinois,  
for and in consideration of Ten and no/100s DOLLARS,  
and other good consideration in hand paid,

CONVEY and WARRANT to  
JAMES E. KOZAK, JR. and SARAH KOZAK  
HUSBAND AND WIFE

1713 W. Diversey, Unit E, Chicago, IL 60614

GRANTEES,

husband and wife, NOT AS JOINT TENANTS, NOR AS TENANTS IN COMMON, BUT AS TENANTS BY  
THE ENTIRETY, the following described real estate, situated in the County of Cook and State of Illinois, to wit:

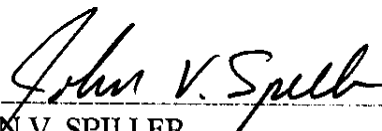
LOT 31 IN BLOCK 20 IN WESTERN SPRINGS RESUBDIVISION OF A PART OF EAST HINSDALE, BEING A SUBDIVISION  
OF THE EAST 1/2 OF SECTION 6, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN,  
TOGETHER WITH PARTS OF SECTIONS 31 AND 32 TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL  
MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: general real estate taxes not due and payable at time of closing, covenants, conditions, 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  
TO HAVE AND TO HOLD said premises as husband and wife, not as Joint Tenants nor as Tenants in Common  
but as TENANTS BY THE ENTIRETY forever.

PROPERTY ADDRESS: 3903 Woodland Avenue, Western Springs, IL 60558  
P.I.N. 18-06-204-002-0000

Dated this 5th day of June, 2015

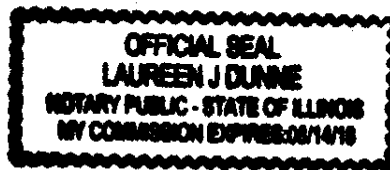
  
JOHN V. SPILLER (SEAL)

  
KELLY L. SPILLER (SEAL)

State of Illinois, County of Cook SS. I, LAUREEN J. DUNNE, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that JOHN V.  
SPILLER AND KELLY L. SPILLER, husband and wife, personally known to me to be the same persons whose names are subscribed to the foregoing  
instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses  
and purposes therein set forth.

GIVEN under my hand and notarial seal, this 5th day of June, 2015.

  
NOTARY PUBLIC Commission expires 8/14/18



This instrument was prepared by Lauren J. Dunne, Attorney at Law, 228 South Waiola Avenue, La Grange, IL 60525

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AFTER RECORDING, MAIL TO:

James KOZAK  
3903 Woodlawn Ave  
Western Springs, IL 60558

**REAL ESTATE TRANSFER TAX**

12-Jun-2015



<b>COUNTY:</b>	342.50
<b>ILLINOIS:</b>	685.00
<b>TOTAL:</b>	1,027.50

18-06-204-002-0000 | 20150601693733 | 0-684-326-272

SEND SUBSEQUENT TAX BILLS TO:

James and Sarah Kozak  
3903 Woodland Avenue  
Western Springs, IL 60558

Property of Cook County Clerk's Office