

UNOFFICIAL COPY

0010959361

933/0020 08 001 Page 1 of 2

2001-10-16 09:46:21

Cook County Recorder 23.50



0010959361

Warranty Deed

Individual to Individual

THE GRANTOR: Seller, U.S. Pacific Management, Inc., a registered Illinois corporation, in Chicago, County of Cook, State of Illinois for and in consideration of TEN AND NO/100 (\$10.00) DOLLARS and other good and valuable consideration paid in hand, hereby convey(s) and warrant(s) unto:

Grantee, JOHN KIN CHUNG TSANG AND JU DI YU residing at 2906 S. Princeton, Chicago, IL 60616

not as Tenants In Common, not as Joint Tenants, but as Tenancy In The Entirety, as Husband And Wife, the following described real estate: (See attached Exhibit A for legal description);

Subject to: (a) general real estate taxes not yet due and payable; (b) covenants, conditions and restrictions of record; (c) building lines and easements; (d) special governmental taxes or assessments for improvements not yet completed; and (e) unconfirmed special governmental taxes or assessments; so long as they do not interfere with the current use and enjoyment of the property.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Index Number: 17-33-321-022; 17-33-321-023
Property Address: 3802 South Emerald, Chicago, IL 60609

Dated this: September 19, 2001.

Us Pacific Management, Inc.
By its President

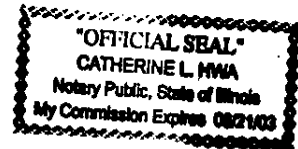
[Signature] (Seal)
Eric Cheng

STATE OF ILLINOIS) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, certify that Eric Cheng, an officer of U.S. Pacific Management, Inc., personally known to me to be the same person(s) whose name is/are subscribed the foregoing instrument as President, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth. Given under my hand and notarial seal, this September 19, 2001.

Commission expires:

[Signature]
Notary Public



01357
Instrument prepared by: Catherine Hwa, Esq., 5000 North Broadway, 2nd Floor, Chicago, IL 60640

Mail deed to: Lee Scott Perres, Marcus, Perres, et al., 19 S. LaSalle St., # 1500, Chicago, IL 60603

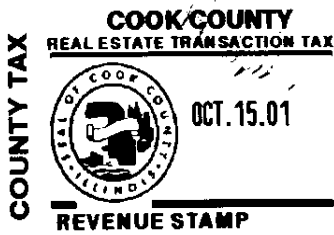
Send subsequent tax bills to: John K. C. Tsang, 3802 South Emerald, Chicago, IL 60609

PROPERTY ADDRESS: 3802 SOUTH EMERALD
CHICAGO, IL 60609

LEGAL DESCRIPTION:

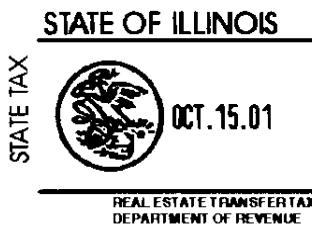
LOTS 23 AND 24 IN BLOCK 3 IN MCPHERSON AND ALLERTON'S ADDITION TO CHICAGO, A SUBDIVISION OF BLOCK 25 IN THE CANAL TRUSTEE'S SUBDIVISION OF SECTION 33, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NO.: 17-33-321-022
17-33-321-023



REAL ESTATE TRANSFER TAX
00065.00
FP326670


0000064897



REAL ESTATE TRANSFER TAX
00130.00
FP326669

0000032562

City of Chicago
Dept. of Revenue
263227
10/15/2001 15:46 Batch 11954 43



Real Estate
Transfer Stamp
\$975.00