

# UNOFFICIAL COPY

## WARRANTY DEED



Doc#: 0333810133  
Eugene "Gene" Moore Fee: \$28.00  
Cook County Recorder of Deeds  
Date: 12/04/2003 02:28 PM Pg: 1 of 3

FIRST AMERICAN TITLE order # 633907

633907  
12/2

THE GRANTORS, WILFRED H. CHAN and JANET TSAI CHAN, his wife, of the City of Mundelein, State of Illinois for and in consideration of ten & 00/100 dollars (\$10.00), and other good and valuable consideration in hand paid, convey(s) and warrant(s) to KAM CHEONG TONG and KING SAU CHAN, 332 West 23<sup>rd</sup> Place, Chicago, Illinois 60616, not in tenancy in common, but in JOINT TENANCY, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

**SEE ATTACHED EXHIBIT "A"**

Subject to covenants, conditions and restrictions of record.

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 not in tenancy in common, but in JOINT TENANCY.


Permanent Real Estate Index Number: 17-28-212-055-1002  
Address: 330 B West 23<sup>rd</sup> Place, Chicago, Illinois 60616

Dated this 18th day of November, 2003.

  
WILFRED H. CHAN

  
JANET TSAI CHAN

REORDER ITEM #: TX-1000 LABEL

CITY TAX  
CITY OF CHICAGO  
  
DEC. -1.03  
REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE

# 0000004026  
REAL ESTATE TRANSFER TAX  
0122500  
FP 102812

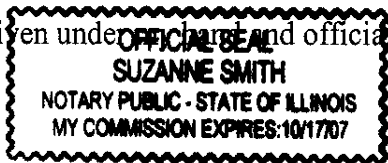
3

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STATE OF ILLINOIS )  
 ) SS  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, WILFRED H. CHAN and JANET TSAI CHAN, his 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 acknowledge that they signed, sealed and delivered the said instrument as their 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 this 17 day of November, 2003.



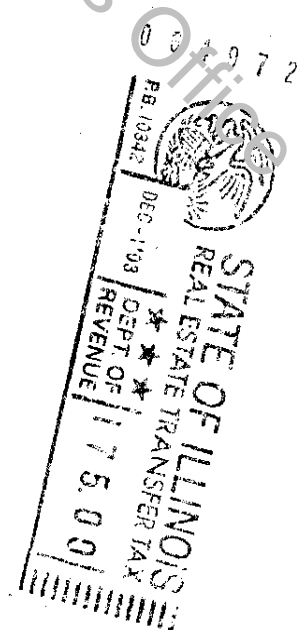
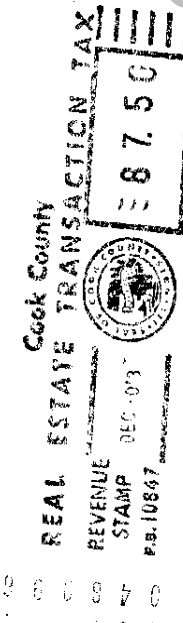
Suzanne Smith (Notary Public)

Prepared by: Edward Y. Lau  
30 N. LaSalle St., #3900  
Chicago, IL 60602

Mail to: Mr. Philip Chow  
2323 S. Wentworth  
Chicago, Illinois 60616

Name and address of taxpayer:

TONG, KAM CHEONG  
330B W. 23<sup>rd</sup> Place  
Chicago, IL 60616



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## EXHIBIT "A"

### PARCEL 1:

UNIT NO. 330B IN ORIENTAL TERRACES CONDOMINIUM NO. 330 AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 51 IN ALLEN C. L. LEE'S SUBDIVISION BEING A RESUBDIVISION IN THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 28 TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED APRIL 1, 1985 AS DOCUMENT 27496458 IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED ON APRIL 10, 1985 AS DOCUMENT 27506504; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

### PARCEL 2:

EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS ESTABLISHED AND SET FORTH IN THE DECLARATION OF PARTY WALL RIGHTS, COVENANTS, RESTRICTIONS, CONDITIONS AND EASEMENTS AND BY-LAWS OF ORIENTAL TERRACES HOMEOWNERS ASSOCIATION RECORDED APRIL 10, 1985 AS DOCUMENT 27506504 FOR VEHICULAR AND PEDESTRIAN INGRESS AND EGRESS IN, OVER, UPON AND TO THE COMMON AREA (AS DEFINED IN THE AFORESAID DECLARATION).