## **UNOFFICIAL COPY**

### PREPARED BY:

Smith, Rickert & Smith Karen G. Knutson, Esq. 8259 West Grand Avenue River Grove, IL 60171

MAIL TAX BILL TO:

Hongbing Ding & Yun Guan 5411 N. Central Ave.

Chicago, IL 60630



Doc#: 0423040263

Eugene "Gene" Moore Fee: \$26.00 Cook County Recorder of Deeds

Date: 08/17/2004 10:48 AM Pg: 1 of 2

MAIL RECORDED DEED TO:

Law Offices of John L. Emmons, Ltd.

855 Golf Rd.

Arlington Heights, IL 60005

### JOINT TENANCY WARRANTY DEED

### Statutory (Illinois)

THE GRANTOR, Susan J. Mac. an, now known as Susan J. Egan, married to Philip Iden, of the City of Chicago, State of IL, for and in consideration of Ten Dollars (\$15.00) and other good and valuable considerations, in hand paid, CONVEYS AND WARRANTS to Hongbing Ding and Yun Guan, of 1573 Sandpebble Dr. # 220, Wheeling, IL 60090, not as Tenants in Common but as Joint Tenants, all right, title, and interest in the following described real estate situated in the County of COOK, State of Illinois, to wit:

Lot 29 in Block 6 in Stewart D. Anderson's Addition to Jefferson Park, being a Subdivision of Lots 6, 7, 8, 9 and 10 in Circuit Court Partition of that part of the Northwest Half (1/2) of the Northwest Fractional Quarter (1/4) of Section 9, Township Forty North, Range 13, East of the Third Principal Meridian lying between Milwaukee Avenue and Elston Avenue and Lot 2 in a Subdivision of the Southeast half (1/2) of said quarter Section in Cook County, Illinois.

Permanent Index Number(s): 13-09-104-019-0000

Property Address: 5411 N. Central Ave., Chicago, IL 60630

Subject, however, to the general taxes for the Second Installment of the year of 2003 and thereafter, and all instruments, covenants, restrictions, conditions, applicable zoning laws, ordinances, and regulations of record.

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

TO HAVE AND TO HOLD said premises not in TENANCY IN COMMON but in JOINT TENANCY forever.

Dated this 22 Day of July	20 04	Sun I & gar
		Plulo List
		Philip Iden, signing for purposes of warving homestead rights
STATE OF ILLINOIS )		
)	SS.	
COUNTY OF COOK )		
•		

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Susan J. Egan and Philip Iden, 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, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this

"OFFICIAL SEAL" Karen Gillette Knutson Notary Public, State of Illinois My Commission Exp. 12/18/2006 Day of July

\_ 20 <u>04</u>

My commission expires: 12/18/06

Joint Tenancy Warranty Deed: Page 1 of 1

Prepared by ATG Resource

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