

UNOFFICIAL COPY

STEWART TITLE OF ILLINOIS
2 N. LASALLE STREET
SUITE 1920
CHICAGO, IL 60602

Form No. 15R © Jan. 1995
AMERICAN LEGAL FORMS, CHICAGO, IL (312) 332-1922

WARRANTY DEED Joint Tenancy—Statutory (ILLINOIS) (Individual to Individual)

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Doc#: 0423904031
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 08/26/2004 08:26 AM Pg: 1 of 3

THE GRANTOR (NAME AND ADDRESS)

KAREN SARPOLIS, a single woman

(The Above Space For Recorder's Use Only)

of the city of Chicago County 3
of Cook State of Illinois

for and in consideration of Ten and no/100-- DOLLARS.
in hand paid, CONVEY and WARRANT to
VINCENT LEUNG and KAREN CHAN-LEUNG, husband and wife and
TIFFANY LEUNG, an unmarried woman
3940 Pine Lake Circle
Stockton, CA 95219

NAME(S) AND ADDRESS OF GRANTEE(S)

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 reverse side for legal description.) 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 forever. SUBJECT TO: General taxes for 2003 and subsequent years and covenants, conditions, easements, restrictions of record, Declaration of Condominium and the Illinois Condominium Property Act

Permanent Index Number (PIN): 17-10-203-027-1070

Address(es) of Real Estate: 233 E. Erie Street, Unit 1510, Chicago, IL. 60611

DATED this 18th day of August 2004

PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S)

(SEAL) Karen Sarpolis (SEAL)
KAREN SARPOLIS

(SEAL) (SEAL)

State of Pennsylvania County of Philadelphia ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid. DO HEREBY CERTIFY that

KAREN SARPOLIS

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, for the uses and purposes

IMPRESS SEAL HERE

therein set forth, including the release and waiver of the right of homestead.

Given under my hand and seal of said County, Philadelphia County, this 18th day of August 2004

Commission expires Sept. 5, 2005

Darrell K. Henderson, Notary Public
City of Philadelphia, Philadelphia County
My Commission Expires Sept. 5, 2005

Member, Pennsylvania Association of Notaries

This instrument was prepared by Kenneth A. Kredens 11800 S. 75th Avenue, Suite 303
Palos Heights, IL. 60463 (NAME AND ADDRESS)

89/08

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SUITE 1920
CHICAGO, IL 60602

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Legal Description

of premises commonly known as 233 E. Erie Street, Unit 1510, Chicago, IL.

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF.

Property of Cook County Clerk's Office

STATE OF ILLINOIS
 STATE TAX
 REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE
 AUG. 23. 04
 # 0000020537
 REAL ESTATE TRANSFER TAX
 00 179.00
 FP 102804

COOK COUNTY
 COUNTY TAX
 REAL ESTATE TRANSFER TAX
 REVENUE STAMP
 AUG. 23. 04
 # 0000020572
 REAL ESTATE TRANSFER TAX
 00089.50
 FP 102810

CITY OF CHICAGO
 CITY TAX
 REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE
 AUG. 23. 04
 # 0000010737
 REAL ESTATE TRANSFER TAX
 01342.50
 FP 102807



SEND SUBSEQUENT TAX BILLS TO:

MAIL TO: { NEAL ROSS, ATTY
(Name)
233 E. ERIE #300
(Address)
CHICAGO, IL - 60611
(City, State and Zip) }

VINCENT LEUNG
(Name)
PMB 238
3499 Brookside Rd
(Address)
STOCKTON, CA 95219
(City, State and Zip)

OR RECORDER'S OFFICE BOX NO. _____

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EXHIBIT A

COMMITMENT - LEGAL DESCRIPTION

Parcel 1: Unit 1510 together with its undivided percentage interest in the common elements in Streeterville Center Condominium, as delineated and defined in the Declaration recorded as document number 26017897 of Section 10, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2: Easement for the benefit of Lot 25 of the right to maintain party wall as established by agreement between Edwin B. Shelton and Heaton Owlesy recorded August 11, 1892 as document number 1715549 on that part of Lots 25 and 26 in Kinzie's Addition aforesaid occupied by the west 1/2 of the party wall, all in Cook County, Illinois

Parcel 3: All those certain easements, privileges, rights of use and all other benefits described in that certain Declaration of Covenants, Conditions, Restrictions and Easements recorded in the office of the recorder of Deeds of Cook County, Illinois as document number 26017894 as granted for the benefit of parcel 1 and by document 26017895, all in Cook County, Illinois

Property Address: 233 E. Erie Street, Unit 1510, Chicago, IL. 60661

PIN: 17-10-203-027-1070

Property of Cook County Clerk's Office