


UNOFFICIAL COPY



First American Title Insurance Company

WARRANTY DEED
ILLINOIS STATUTORY
Individual

13328011



Doc#: 0425904052
Eugene "Gene" Moore Fee: \$26.00
Cook County Recorder of Deeds
Date: 09/15/2004 09:36 AM Pg: 1 of 2

THE GRANTOR, NGA KUEN YAN YUEN, ^{a single woman} of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to CHUNG LEUNG AU, of 2312 S. Wentworth, Chicago, IL 60616 of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Exhibit "A" attached hereto and made a part hereof

THIS IS NOT HOMESTEAD PROPERTY

SUBJECT TO: Covenants, conditions and restrictions of record, Private, public and utility easements and roads and highways, Party wall rights and agreements, General taxes for the year 2003 and subsequent years.

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

Permanent Real Estate Index Number: 17-28-418-033-1042

Address of Real Estate: 2826 South Wentworth Avenue, Unit 42, Chicago, IL 60616

Dated this 20th day of August, 20 04

Nga Kuen Yan Yuen

NGA KUEN YAN YUEN

ATGF, INC.

FR

UNOFFICIAL COPY

STATE OF ILLINOIS, COUNTY OF COOK SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT NGA KUEN YAN YUEN, 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 therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 20th day of August, 20 04



[Signature]
(Notary Public)

Prepared by:

To-On Ng, Attorney at Law
471 West 31st Street
Chicago, IL 60616

Mail To:

To-On Ng, Attorney at Law
471 West 31st Street
Chicago, IL 60616

Name and Address of Taxpayer:

CHUNG LEUNG AU
2826 S. Wentworth, Unit 42
Chicago, IL 60616

STATE OF ILLINOIS
STATE TAX
AUG. 27. 04
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000059654

REAL ESTATE TRANSFER TAX
00316.00
FP326652

COOK COUNTY
COUNTY TAX
AUG. 27. 04
REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

1000007650

REAL ESTATE TRANSFER TAX
00158.00

CITY OF CHICAGO
CITY TAX
AUG. 27. 04
REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000008628

REAL ESTATE TRANSFER TAX
00900.00
FP326650

Exhibit "A" - Legal Description

Unit 2826-42 together with its undivided percentage interest in the common elements in Great Global Condominium, as delineated and defined in the Declaration recorded as document number 88418678, in the east 1/2 of the west 1/2 of the southeast 1/4 of Section 28, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

CITY OF CHICAGO
CITY TAX
AUG. 27. 04
REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000008629

REAL ESTATE TRANSFER TAX
00900.00
FP326650

CITY OF CHICAGO
CITY TAX
AUG. 27. 04
REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000008630

REAL ESTATE TRANSFER TAX
00570.00
FP326650