

# UNOFFICIAL COPY



WARRANTY DEED

Doc#: 0428129117  
Eugene "Gene" Moore Fee: \$50.00  
Cook County Recorder of Deeds  
Date: 10/07/2004 08:28 AM Pg: 1 of 3

Handwritten initials: HMB

THE GRANTOR, **RICHVIEW PARKSHORE II, L.L.C.**, an Illinois Limited Liability Company, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten (\$10.00) Dollars, in hand paid, CONVEYS AND WARRANTS TO Rita Y. Ho and Keith M. Anderson of 805 E. Liberty Wheaton, Illinois 60187, (as husband and wife, ~~not as joint tenants, or tenants in common, but as tenants by the entirety~~) (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:

Please See Attached Legal

SUBJECT TO: a) Covenants, conditions, and restriction of record; b) private, public and utility easements and roads and highways, if any; c) party wall rights and agreements, if any; d) special taxes or assessments for improvements not yet completed; e) any unconfirmed special tax or assessment; f) installments not due at the date hereof of any special tax or assessment for improvements heretofore completed; g) general taxes for the year 2002 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year 2002 and to closing.

Dated this 9th day of September, 2004

RICHVIEW PARKSHORE II, L.L.C.

BY: Francis Yip  
FRANCIS YIP, PRESIDENT OF RICHVIEW II, INC.  
ITS MANAGER

Handwritten: 1 of 2

Handwritten: MSJGK UND 8217698

Handwritten: 52333

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**STREET ADDRESS:** 1906 S. LOUIE PKWY, LOT #39  
**CITY:** CHICAGO **COUNTY:** COOK  
**TAX NUMBER:** 17-21-406-005-0000


**LEGAL DESCRIPTION:**

PARCEL 1:


LOT 39 IN SANTA FE GARDEN IV BEING A RESUBDIVISION OF BLOCK 26 AND THE VACATED STREETS AND ALLEYS LYING WITHIN AND ADJOINING SAID BLOCK, IN CANAL TRUSTEES' NEW SUBDIVISION OF BLOCKS IN THE EAST FRACTION OF THE SOUTHEAST FRACTIONAL 1/4 OF SECTION 21, ALL IN TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE CITY OF CHICAGO, COOK COUNTY, ILLINOIS.

PARCEL 2:


EASEMENTS FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS AS SET FORTH IN DECLARATION OF SANTE FE GARDEN IV COMMUNITY ASSOCIATION RECORDED AS DOCUMENT NUMBER 0321903049.

**CITY OF CHICAGO**  
CITY TAX  
  
OCT.-1.04  
REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE

# 0000016156  
**REAL ESTATE TRANSFER TAX**  
03285.00  
FP 102805

**STATE OF ILLINOIS**  
STATE TAX  
  
OCT.-1.04  
REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 0000078355  
**REAL ESTATE TRANSFER TAX**  
00438.00  
FP 102808

**COOK COUNTY**  
COUNTY TAX  
  
OCT.-1.04  
REAL ESTATE TRANSACTION TAX  
REVENUE STAMP

# 0000078565  
**REAL ESTATE TRANSFER TAX**  
00219.00  
FP 102802

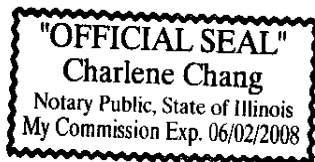
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Warranty Deed  
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STATE OF ILLINOIS    )  
  ) ss  
COUNTY OF COOK    )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT, Francis Yip, president of Richview II, Inc. as manager of Richview Parkshore II, L.L.C., that he personally known to me to be the same person whose name subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, and as the free and voluntary act of the company, for the uses and purposes therein set forth.

Given under my hand and official seal, this 9th day of September, 2004



*Charlene Chang*  
\_\_\_\_\_  
Notary Public

This instrument was prepared by: Wallace K. Moy, 53 West Jackson Blvd., #1564, Chicago, IL 60604

Sent subsequent tax bills to: Keith M. Anderson, 1906 S. Louie Parkway, Chicago, IL 60616

Return document to: Philip Chow, 2323 S. Wentworth Avenue, Chicago, IL 60616