

UNOFFICIAL COPY



FIRST AMERICAN

File #

889338
14/4



First American Title Insurance Company

Doc#: 0500540103
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 01/05/2005 09:10 AM Pg: 1 of 3

WARRANTY DEED
ILLINOIS STATUTORY
Individual

THE GRANTOR(S) Ali Guzeldere and Sandra Guzeldere, husband and wife, of the City of Skokie, County of Cook, State of IL for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to Jimmy Wong, all interest in the following described Real Estate situated in the County of Cook in the State of IL, to wit:

AND PINH WEI TANG, HIS WIFE AS JOINT TENANTS OR 1454 W. FULLERTON @ CHICAGO, IL 60614

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

SUBJECT TO: General real estate taxes not due and payable at the time of closing; building lines and building laws and ordinances, use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances which conform to the present usage of the premises; public and utility easements which serve the premises; public roads and highways, if any; terms, provisions, covenants and conditions of the Declaration of Condominium and all amendments; public and utility easements including any easements established by or implied from the Declaration of Condominium or amendments thereto; party wall rights and agreements; limitations and conditions imposed by the Condominium Property Act; installments due after the date of closing of general assessments established pursuant to the Declaration of Condominium.

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(s): 14-29-319-051-0000
Address(es) of Real Estate: 1454 W. Fullerton, Chicago, IL 60614

Dated this 25th day of October, 2004

Ali Guzeldere

Ali Guzeldere

Sandra Guzeldere

Sandra Guzeldere

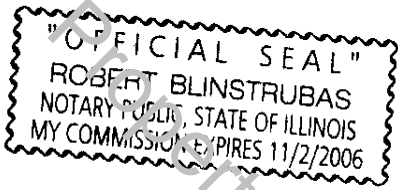
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STATE OF ILLINOIS, COUNTY OF DuPage ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Ali Guzeldere and Sandra Guzeldere, husband and wife, personally known to me to be the same person(s) whose name(s) 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 official seal, this 25th day of October, 20 04



Robert Blinstrubas (Notary Public)

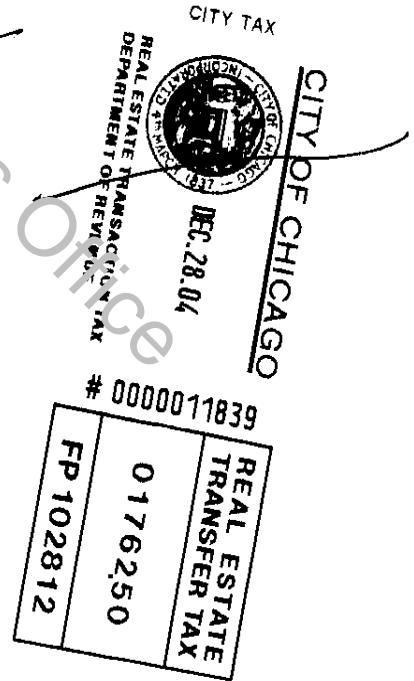
Prepared by:
Law Offices of Robert E. Blinstrubas, P.C.
15 Spinning Wheel Road, Suite 401
Hinsdale, IL 60521

Mail To:
Wallace K. Moy, Esq.
53 West Jackson, Suite 1564
Chicago, IL 60604

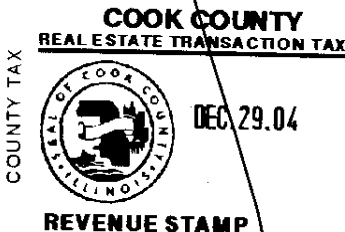
Name and Address of Taxpayer:
Jimmy Wong
1454 West Fullerton
Chicago, IL 60614



#	0000003844
REAL ESTATE TRANSFER TAX	00235.00
FP 103027	



#	0000011839
REAL ESTATE TRANSFER TAX	01762.50
FP 102812	



#	5507000000
REAL ESTATE TRANSFER TAX	00117.50
FP 103028	

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Exhibit "A" – Legal Description

Lots 26 and 27 taken as a tract, in Block 2 in the subdivision of the Southeast 1/4 of the Southwest 1/4 of the Southwest 1/4 of Section 29, Township 40 North, Range 14, East of the Third Principal Meridian, described as follows: That part lying below an elevation of 27.65 feet, City of Chicago Datum, bounded and described as follows: Commencing at the Southwest corner of said tract; thence Northerly along the West line of said tract 5.01 feet; thence Easterly 0.65 feet to the interior corner of two walls; thence, following the interior face of the walls the following directions and distances: Northerly, 49.46; thence Easterly 15.95 feet; thence Southerly 12.17 feet; thence Easterly 3.12 feet; thence Southerly 5.75 feet; thence Westerly 7.47 feet; thence Southerly 4.91 feet; thence Easterly 4.45 feet; thence Southerly 6.85 feet; thence Westerly 1.60 feet; thence Southerly 14.80 feet; thence Easterly 2.63 feet; thence Southerly 4.95 feet; thence Westerly 17.20 feet to the point of beginning, all in Cook County, Illinois.

Property of Cook County Clerk's Office