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First American Title Insurance Company

WARRANTY DEED
ILLINOIS STATUTORY
Joint Tenants



Doc#: 0504911079
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 02/18/2005 09:32 AM Pg: 1 of 3

FIRST AMERICAN
File # 1020209
1183

THE GRANTOR(S) Kwok-Kei Yan, a never married man, of the Town of Roselle, County of DuPage, 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 Anastacio Hernandez, Jose Alfonso Hernandez and Gabriel Hernandez, not as tenants in common nor as tenants by the entirety but as Joint Tenants, 708 West 17th Place, 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 IL, to wit:

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

SUBJECT TO: covenants, conditions and restrictions of record; public and utility easements; general real estate taxes for the year 2004 and subsequent years;

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 as joint tenants forever.

Permanent Real Estate Index Number(s): 15-08-330-024-0000
Address(es) of Real Estate: 452 North Forest Avenue, Hillside, IL 60162

Dated this 1st day of February, 2005

Kwok-Kei Yan
Kwok-Kei Yan

15-08-330-024-0000

VILLAGE OF HILLSIDE

2-4-05 1,649.25



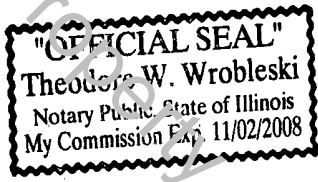
722164 REAL ESTATE TRANSFER TAX
452. Forest

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STATE OF ILLINOIS, COUNTY OF COOK SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Kwok-Kei Yan, a never married man, 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 1st day of February, 2005

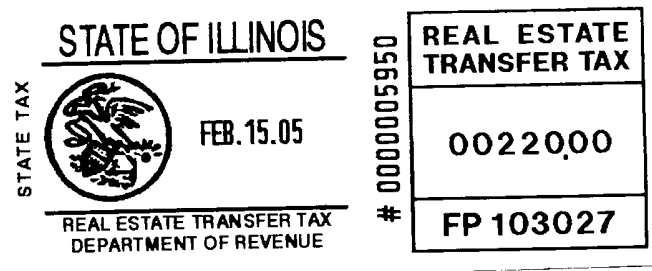
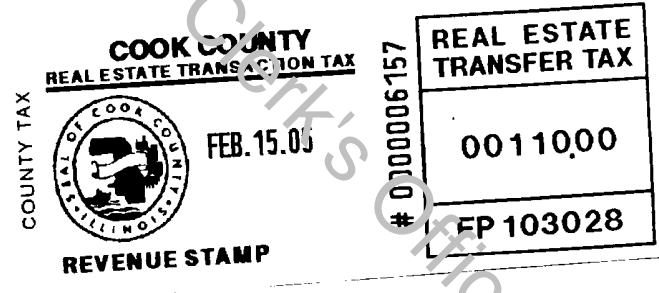


Theodore W. Wrobleski (Notary Public)

Prepared by:
Theodore W. Wrobleski
111 West Washington Street, Suite 1420
Chicago, Illinois 60602

Mail To:
Carlos Claudio
5415 North Sheridan Road, Suite 5205
Chicago, Illinois 60640

Name and Address of Taxpayer:
Anastacio Hernandez, Jose Alfonso Hernandez
and Gabriel Hernandez
452 North Forest Avenue
Hillside, Illinois 60162



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Exhibit "A" – Legal Description

LOT 38 IN BLOCK 1 IN GOLF MANOR, BEING A SUBDIVISION OF THAT PART OF THE EAST 1/2 OF THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF THE CENTER LINE OF BUTTERFIELD ROAD, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office