

# UNOFFICIAL COPY

Prepared by:  
Zikar Mark Ghaowi, Esq.  
1231 N. Ashland Ave.  
Chicago, Illinois 60622

Return to:  
Tzyy-Chyn Hu  
835 S. Racine Ave.  
Chicago, Illinois 60607



Doc#: 0507034009  
Eugene "Gene" Moore Fee: \$28.50  
Cook County Recorder of Deeds  
Date: 03/11/2005 09:40 AM Pg: 1 of 3

## QUIT-CLAIM DEED

THIS QUIT-CLAIM DEED, Executed this 19<sup>th</sup> day of February 2005, by first party **HAN HWA HU AND TZYY-CHYN HU** whose post office address is 835 South Racine, Chicago, Illinois 60607, to second party, **HAN HWA HU, TZYY-CHYN HU AND CINDY HU** whose post office address is 835 South Racine, Chicago, Illinois 60607 not in TENANCY IN COMMON, BUT IN JOINT TENANCY.

WITNESSETH, That the said first party, for good consideration and for the sum of ten dollars (\$10.00 USD) paid by the said second party, the receipt of whereof is hereby acknowledged, the first party does hereby remise, release and quit-claim unto the said second party forever, any and all right, title, interest and claim which the first party has in and to the described parcel of land, and appurtenances thereto in the County of Cook, State of Illinois, to wit:


PARCEL 1: THE NORTH 10.28 FEET OF THE SOUTH 44.23 FEET, AS MEASURED ALONG THE EAST LINE, OF THE WEST 34.0 FEET OF THE EAST 118.74 FEET, AS MEASURED ALONG THE SOUTH LINE OF PHASE 4, TOGETHER WITH THE NORTH 10.14 FEET OF THE SOUTH 54.37 FEET, AS MEASURED ALONG THE EAST LINE, OF THE WEST 37.0 FEET OF THE EAST 118.74 FEET, AS MEASURED ALONG THE SOUTH LINE OF PHASE 4, OF THE FOLLOWING DESCRIBED PROPERTY TAKEN AS A TRACT, EXCEPTING THEREFROM THE EAST 144.0 FEET AND THE WEST 62.0 FEET THEREOF, LOTS 10 TO 23, INCLUSIVE, AND LOTS 42 THROUGH 48, INCLUSIVE, IN J. W. COCHRAN'S SUBDIVISION OF BLOCK 15 IN CANAL TRUSTEES' SUBDIVISION IN THE SOUTHEAST ¼ OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, TOGETHER WITH THAT PART OF VACATED SOUTH NORTON STREET ABUTTING SAID LOTS, ALL IN COOK COUNTY, ILLINOIS.

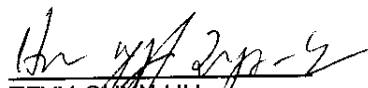
PARCEL 2: EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE FOLLOWING DECLARATION OF EASEMENTS DATED OCTOBER 12, 1976 AND RECORDED OCTOBER 25, 1976 AS DOCUMENT. 23685725 AND AS CREATED BY DEED FROM THE CHICAGO TITLE AND TRUST COMPANY, A CORPORATION OF ILLINOIS, TRUST NUMBER 3000 TO BERNARDO Y. CASTILLO, JR. AND MARIA LUISA CASTILLO, HIS WIFE, RECORDED JULY 11, 1980 AS DOCUMENT NO. 25512419 FOR INGRESS AND EGRESS IN COOK COUNTY, ILLINOIS.

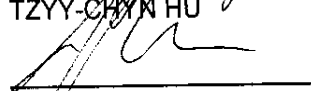
Such property is commonly known as 835 South Racine Avenue, Chicago, Illinois 60607. The property tax identification number (P.I.N.) is **17-17-417-142-0000**.

IN WITNESS WHEREOF, The said parties has signed, sealed and delivered in presence of each other on the date first above written:

  
\_\_\_\_\_  
HAN HWA HU

  
\_\_\_\_\_  
Witness

  
\_\_\_\_\_  
TZYY-CHYN HU

  
\_\_\_\_\_  
Witness

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STATE OF ILLINOIS     )  
                                  )  
COUNTY OF COOK     )     SS:

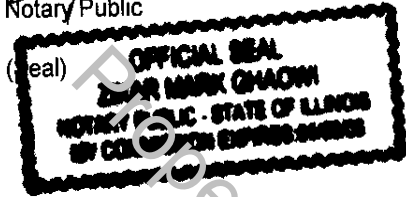
On February 19, 2005, before me, a notary public, personally appeared HAN HWA HU AND TZYU-CHYN HU, Grantor, and proved to me on the basis of satisfactory evidence, the persons whose name are subscribed to the written instrument and acknowledged that they executed the same in their authorized capacity, their signature on the instrument indicates the persons, or the entities upon which the person acted, executed the instrument.

WITNESS my hand and official seal.

[Signature]  
Notary Public

Affiant  Known \_\_\_ Unknown

ID Produced \_\_\_\_\_



Property of Cook County Clerk's Office

[Signature]  
[Signature]

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## STATEMENT BY GRANTOR AND GRANTEE

The Grantor of his Agent affirms that, to the best of his knowledge, the name of the Grantee shown on the Debtor or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated: February 19, 2005

Signature: [Handwritten Signature]  
Grantor or Agent

Subscribed and sworn to before me  
by the said Grantor  
this 19<sup>th</sup> day of February, 2005  
Notary Public [Handwritten Signature]

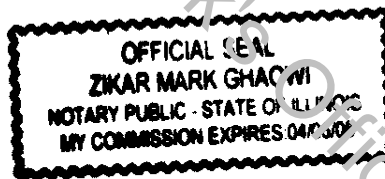


The Grantee or his Agent affirms and verifies that the name of the Grantee shown on the Deed of Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated February 19, 2005

Signature: [Handwritten Signature]  
Grantee or Agent

Subscribed and sworn to before me  
by the said Grantee  
this 19<sup>th</sup> day of February, 2005  
Notary Public [Handwritten Signature]



Note: Any person who knowingly submits a false statement concerning the identity of a Grantee shall be guilty of a Class C misdemeanor for the first offense and a Class A misdemeanor for subsequent offenses.

(Attached to Deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act)