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Doc#: 0512508072
Eugene "Gene" Moore Fee: \$30.00
Cook County Recorder of Deeds
Date: 05/05/2005 01:49 PM Pg: 1 of 4

Warranty Deed
Statutory (ILLINOIS)
(Limited Liability Company
to Individual)

Above Space for Recorder's Use Only

THE GRANTOR(S) Archer Square, LLC,

an Illinois Limited Liability Company created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for and in consideration of (\$10.00) TEN DOLLARS, in hand paid, and pursuant to authority given by the Company **CONVEYS** and **WARRANTS** to Rui Xin Yuen
2300 W. 35th Street, Unit B, Chicago, IL 60616

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION


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

SUBJECT TO: covenants, conditions, and restrictions of record, Document No. (s); and to General Taxes for 2004 and subsequent years.


IN WITNESS WHEREOF, said Grantor has caused its name to be signed to these presents by sole Manager, this 18th day of APRIL, 2005.

Permanent Index Number (PIN): 17-31-220-053-0000

Address(es) of Real Estate: 3349 S. Archer, Chicago, IL 60608



Manager, Preferred Real Estate Group, Inc.
By: President



Manager, Preferred Real Estate Group, Inc.
By: Secretary

ES 16461-49

ENTERPRISE LAND TITLE, LTD.


Property of Cook County Clerk's Office

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City of Chicago Real Estate
 Dept. of Revenue Transfer Stamp
 377225 \$2,175.00
 04/22/2005 14:05 Batch 06285 63



STATE TAX
 STATE OF ILLINOIS

 APR. 27. 05
 COOK COUNTY

0000018982

REAL ESTATE TRANSFER TAX
00290.00
FP351009

COUNTY TAX
COOK COUNTY
REAL ESTATE TRANSACTION TAX

 APR. 27. 05
REVENUE STAMP

0000020003

REAL ESTATE TRANSFER TAX
00145.00
FP351021

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3349 SOUTH ARCHER AVENUE

PARCEL 1:

THAT PART OF LOTS 3 TO 18, BOTH INCLUSIVE AND TAKEN AS A TRACT, IN BLOCK 2 IN MCALPINE'S SUBDIVISION OF BLOCKS 14, 16 AND 17 IN CANAL TRUSTEE'S SUBDIVISION OF THE EAST HALF OF SECTION 31, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE MOST NORTHERLY CORNER OF SAID LOT 3; THENCE SOUTH 38 DEGREES 9 MINUTES 50 SECONDS EAST, ALONG THE NORTHEAST LINE OF SAID LOT, 51.50 FEET TO A POINT ON A LINE THAT IS 1.00 FEET SOUTHEAST OF AND PARALLEL WITH THE SOUTHEAST WALL OF A BRICK BUILDING; THENCE SOUTH 51 DEGREES 51 MINUTES 41 SECONDS WEST, ALONG SAID PARALLEL LINE, 143.03 FEET TO A POINT OF BEGINNING ON THE SOUTHEASTERLY EXTENSION OF THE CENTER LINE OF A COMMON WALL; THENCE NORTH 38 DEGREES 2 MINUTES 55 SECONDS WEST, ALONG SAID EXTENSION, CENTER LINE AND THE NORTHWESTERLY EXTENSION THEREOF, 40.45 FEET TO A POINT ON A LINE THAT IS 1.00 FEET NORTHWEST OF AND PARALLEL TO A NORTHWEST WALL OF SAID BUILDING; THENCE SOUTH 51 DEGREES 49 MINUTES 31 SECONDS WEST, ALONG SAID PARALLEL LINE, 21.00 FEET TO A POINT ON A LINE THAT IS 1.00 FEET SOUTHWEST OF AND PARALLEL TO THE SOUTHWEST WALL OF SAID BUILDING; THENCE SOUTH 38 DEGREES 0 MINUTES 10 SECONDS EAST, ALONG SAID PARALLEL LINE, 40.44 FEET TO A POINT ON SAID LINE THAT IS 1.00 FEET SOUTHEAST OF AND PARALLEL TO THE SOUTHEAST WALL OF SAID BUILDING; THENCE NORTH 51 DEGREES 51 MINUTES 41 SECONDS EAST, ALONG SAID PARALLEL LINE, 21.03 FEET TO THE POINT OF BEGINNING; ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENTS FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS AS SET FORTH IN DECLARATION DOCUMENT 0508919120.