

UNOFFICIAL COPY



2008731-MC-102  
Chicago Title Insurance Company

WARRANTY DEED  
ILLINOIS STATUTORY



06215410920

Doc#: 0621541092 Fee: \$28.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 08/03/2006 11:34 AM Pg: 1 of 3

M.G.R. TITLE

THE GRANTOR(S), Donna Pagett AKA Donna S. Pagett, \_\_\_\_\_, of the Village of Skokie, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to Du Chai, ~~married~~, and Sarah Chai, ~~married~~, and Sooran Yun, ~~single~~, as Joint Tenants  
(GRANTEE'S ADDRESS) 7450 North Lincoln Avenue, Skokie, Illinois 60076  
of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

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

**SUBJECT TO:** covenants, conditions and restrictions of record, general taxes for the year 2005 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s)

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): 10-27-307-116-0000

Address(es) of Real Estate: 7430 North Lincoln Avenue, Unit C, Skokie, Illinois 60076

Dated this 27<sup>th</sup> day of July, 2006

*Donna Pagett*

Donna Pagett AKA Donna S. Pagett

VILLAGE OF SKOKIE, ILLINOIS  
Economic Development Tax  
Skokie Code Chapter 10  
Paid: \$1236  
Skokie Office 07/26/06

COUNTY TAX

**COOK COUNTY**  
REAL ESTATE TRANSACTION TAX

AUG.-1.06

REVENUE STAMP

# 0000006695

|                          |
|--------------------------|
| REAL ESTATE TRANSFER TAX |
| 00206.00                 |
| FP 103042                |

STATE TAX

**STATE OF ILLINOIS**

AUG.-1.06

REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 0000097760

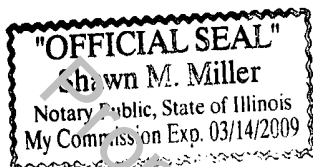
|                          |
|--------------------------|
| REAL ESTATE TRANSFER TAX |
| 00412.00                 |
| FP 326669                |


**UNOFFICIAL COPY**

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Donna Pagett AKA Donna S. Pagett, Single, 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 27<sup>th</sup> day of July, 2004



  
 \_\_\_\_\_ (Notary Public)

---

**Prepared By:** Wallach Gale, PC  
 912 West Washington Blvd. 1st Floor  
 Chicago, Illinois 60607

---

**Mail To:**  
 Louis Bruno, Esq.  
 O'Keefe, Lewis & Bruno, P.C.  
 9239 Gross Point Road  
 Suite 100  
 Skokie, Illinois 60077

**Name & Address of Taxpayer:**  
 Sarah Chai and Sooran Yun and Du Chai  
 7430 North Lincoln Avenue, Unit C  
 Skokie, Illinois 60076

# UNOFFICIAL COPY

**PARCEL 1:**

THAT PART OF LOT 15 IN LINCOLN RIDGE, BEING A RESUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF SECTION 27, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE VILLAGE OF SKOKIE, ACCORDING TO THE PLAT THEREOF RECORDED JULY 2, 1998 AS DOCUMENT 98572643, IN COOK COUNTY, ILLINOIS, BOUNDED BY A LINE DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF LOT 15, AFORESAID; THENCE NORTH 44 DEGREES 21 MINUTES 32 SECONDS WEST, ALONG THE NORTHEASTERLY LINE OF SAID LOT 15, A DISTANCE OF 23.64 FEET; THENCE SOUTH 45 DEGREES 38 MINUTES 28 SECONDS WEST, 1.02 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 44 DEGREES 21 MINUTES 32 SECONDS EAST, 0.22 FEET; THENCE SOUTH 45 DEGREES 38 MINUTES 28 SECONDS WEST, 1.50 FEET; THENCE SOUTH 44 DEGREES 21 MINUTES 32 SECONDS EAST, 11.97 FEET; THENCE SOUTH 45 DEGREES 38 MINUTES 28 SECONDS WEST, 20.02 FEET; THENCE SOUTH 44 DEGREES 21 MINUTES 32 SECONDS EAST, 4.86; THENCE SOUTH 45 DEGREES 38 MINUTES 28 SECONDS WEST, 22.15 FEET; THENCE SOUTH 44 DEGREES 21 MINUTES 32 SECONDS EAST, 5.00 FEET; THENCE SOUTH 45 DEGREES 38 MINUTES 28 SECONDS WEST, 16.38 FEET; THENCE NORTH 44 DEGREES 21 MINUTES 32 SECONDS WEST, 13.53 FEET; THENCE SOUTH 45 DEGREES 38 MINUTES 28 SECONDS WEST, 7.00 FEET; THENCE NORTH 44 DEGREES 21 MINUTES 32 SECONDS WEST, 11.95 FEET; THENCE NORTH 45 DEGREES 38 MINUTES 28 SECONDS EAST, 7.00 FEET; THENCE NORTH 44 DEGREES 21 MINUTES 32 SECONDS WEST, 14.59 FEET; THENCE NORTH 45 DEGREES 38 MINUTES 28 SECONDS EAST, 34.04 FEET; THENCE SOUTH 44 DEGREES 21 MINUTES 32 SECONDS EAST, 18.02; THENCE NORTH 45 DEGREES 38 MINUTES 28 SECONDS EAST, 26.01 FEET TO THE POINT OF BEGINNING, ALL LYING ABOVE ELEVATION 41.19 CHICAGO CITY DATUM,

TOGETHER WITH THAT PART OF LOT 15 AFOREMENTIONED, DESCRIBED AS COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 15, THENCE NORTH 44 DEGREES 21 SECONDS WEST, ALONG THE NORTHEASTERLY LINE OF SAID LOT 15, A DISTANCE OF 23.64 FEET; THENCE SOUTH 45 DEGREES 38 MINUTES 28 SECONDS WEST, 1.02 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING SOUTH 45 DEGREES 38 MINUTES 28 SECONDS WEST, 26.01 FEET; THENCE NORTH 44 DEGREES 21 MINUTES 32 SECONDS WEST, 18.02 FEET; THENCE NORTH 45 DEGREES 38 MINUTES 28 SECONDS EAST, 26.01 FEET; THENCE SOUTH 44 DEGREES 21 MINUTES 32 SECONDS EAST, 18.02 FEET TO THE POINT OF BEGINNING

**PARCEL 2:**

EASEMENTS FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AFORESAID, AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR LINCOLN RIDGE CARRIAGE HOME ASSOCIATION RECORDED JULY 15, 1998 AS DOCUMENT NUMBER 98613435

**PARCEL 3:**

EASEMENTS FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AFORESAID, AS SET FORTH IN THE DECLARATION OF COVENANTS, RESTRICTIONS, EASEMENTS, CHARGES AND LIENS AND BY-LAWS FOR LINCOLN RIDGE HOMEOWNERS ASSOCIATION RECORDED JULY 15, 1998 AS DOCUMENT NUMBER 98613434.

PIN #: 10-27-307-116-0000

Commonly known as: 7430 LINCOLN AVE., UNIT C  
SKOKIE, Illinois 60076