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WARRANTY DEED

Doc#: 0717905168 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 08/28/2007 12:22 PM Pg: 1 of 3

THE GRANTOR

BRIDGEPORT LANDINGS LLC

A 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 the sum of Ten and No/100 (\$10.00) ----- DOLLARS, and for other good and valuable considerations _____ in hand paid, and pursuant to authority given by the Board of Directors of the managing members of said corporation, CONVEYS AND WARRANTS to:

MAN Y. TAM and NICOLE L O, as JOINT TENANTS, as to an undivided two-thirds (2/3) interest, and MAN S. TAM and WING SUN TAM, as JOINT TENANTS, as to an undivided one-third (1/3) interest, of 2723 S. Lowe Chicago, IL 60616

FIRST AMERICAN TITLE order # 1619479

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

See Legal Attached as "Exhibit A"

Permanent Real Estate Index Number(s): 17-29-404-029 and 17-29-404-030 (underlying Parcel, includes other property) Address(es) of Real Estate: 2515 S. Mary Street, Chicago, Illinois 60608

SUBJECT TO: covenants, conditions, and restrictions of record, Document No. 0612145084; Seller's right to repurchase property if Purchaser does not reside in property within 7 months after Closing or contracts to sell or lease property within 1 year of Closing, and to General Taxes for 2006 and subsequent years.

In Witness Whereof, the Grantor has caused its name to be signed to these presents by its _____ President, and attested by its _____ Secretary, this 17th day of April, 2007.

Bridgeport Landings LLC

By: Wing Sun Tam
President of Managing Member

Attest: [Signature]
Secretary of Managing Member

3K9

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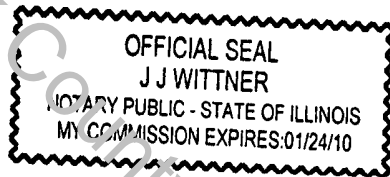
State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY, that Wendy Andrews, personally known to me to be the President of the managing member of Bridgeport Landings LLC and J. Paul Bertsche, personally known to me to be the Secretary of the managing member of said corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such _____ President and _____ Secretary, they signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority given by the Board of Directors of said corporation, as their free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 17 day of April, 2007.

Commission expires Jan 24, 2010. _____
 NOTARY PUBLIC

This instrument was prepared by: Daniel G. Quinn, Attorney, 4479 Central Avenue, Western Springs, IL 60558

Mail to:
 Philip Chow, Esq.
 2323 S. Wentworth
 Chicago, IL 60616



Send Subsequent Tax Bills to:

Man Y. Tam and Nicole Lo and
 Man S. Tam and Wing Sun Tam
 2515 S. Mary Street
 Chicago, IL 60608

COUNTY TAX
 REVENUE STAMP
 COOK COUNTY
 REAL ESTATE TRANSACTION TAX
 JUN 25 07
 # 0000043756
 REAL ESTATE TRANSFER TAX
 0026225
 FP 103028

CITY OF CHICAGO
 CITY TAX
 JUN 25 07
 REAL ESTATE TRANSACTION TAX
 DEPARTMENT OF REVENUE

REAL ESTATE TRANSFER TAX
 03933.75
 FP 102812

STATE OF ILLINOIS
 REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE
 JUN 25 07
 # 0000043558
 REAL ESTATE TRANSFER TAX
 00524.50
 FP 103027

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EXHIBIT 'A'

LEGAL DESCRIPTION

LOT 20, IN BRIDGEPORT LANDINGS SUBDIVISION, BEING A SUBDIVISION OF LOTS, BLOCKS AND VACATED STREETS AND ALLEYS IN THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 29, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 25, 2006 AS DOCUMENT 0623745064, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 2515 S. MARY STREET, CHICAGO, IL 60608

P.I.N.: 17-29-404-029 and 17-29-404-030 (affects this parcel and other land)

Property of Cook County Clerk's Office