

439.3131 12 **UNOFFICIAL COPY**

GIT



WARRANTY DEED

(12/18)

Doc#: 0836447054 Fee: \$38.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 12/29/2008 09:07 AM Pg: 1 of 2

THE GRANTOR 3934-36 North Mozart, L.L.C., 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 Ten Dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEYS and WARRANTS in fee simple unto

Kenneth Kang and Katherine Kang, husband and wife, both of 4616 North Waveland Avenue, Chicago, Illinois 60641,

not as tenants in common and not as joint tenants, but as tenants by the entirety,

all interest in the following described real estate in the County of Cook and State of Illinois, to wit:

See Reverse Hereof for Legal Description

Permanent Index Number: 13-24-106-024-0000  
Address of Real Estate: 3936 North Mozart Chicago, Illinois 60618

together with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining.

TO HAVE AND TO HOLD said premises FOREVER.

Said Grantor hereby expressly waives and releases any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the Grantor has caused its name to be signed by these presents by its Authorized Representative this 5 day of Dec, 2008.

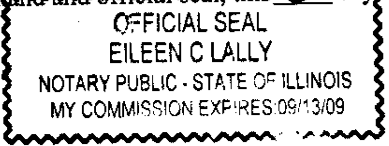
3934-36 North Mozart, L.L.C., an Illinois limited liability company

By: [Signature]  
Authorized Representative

State of Illinois, County of Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Jason Wei Ding, Authorized Representative of 3934-36 North Mozart, L.L.C., personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered said instrument as his free and voluntary act, and as the free and voluntary act of 3934-36 North Mozart, L.L.C., for the uses and purposes therein set forth.

Given under my hand and official seal, this 5 day of Dec, 2008.



[Signature]  
NOTARY PUBLIC

My commission expires on \_\_\_\_\_

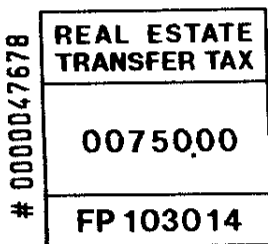
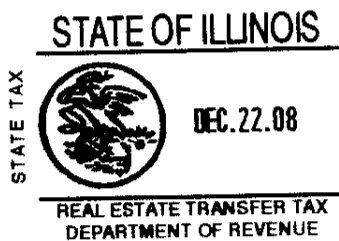
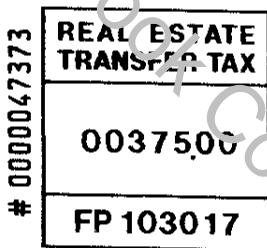
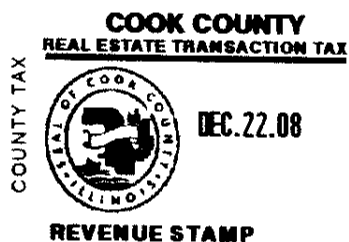
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## LEGAL DESCRIPTION

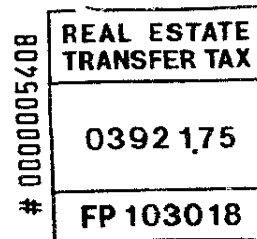
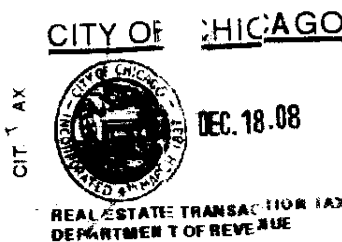
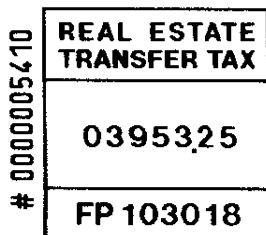
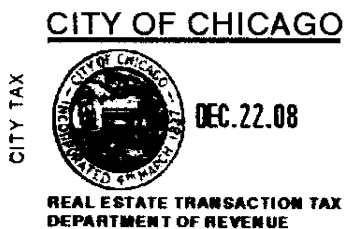
LOT 13 IN THE RECEIVER'S SUBDIVISION OF LOT 2 IN THE COUNTY CLERK'S DIVISION OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Subject to: 1) real estate taxes not yet due and payable; (2) applicable zoning, building laws and ordinances; (3) public and utility easements; (4) covenants, conditions, and restrictions of record; and (5) such other matters as to which the Title Insurer commits to insure Buyer against loss or damage.

Permanent Index Number: 13-24-106-024-0000  
Address of Real Estate: 3936 North Mozart, Chicago, Illinois 60618



This instrument was prepared by: Eileen C. Lally, 111 West Washington, Suite 1401, Chicago, Illinois 60602



AFTER RECORDING MAIL TO:

Jay Hwan Chio, Esq.  
2454 East Dempster Street  
Suite 312  
Des Plaines, Illinois 60016

SEND SUBSEQUENT TAX BILLS TO:

Kenneth Kang  
Katherine Kang  
3936 North Mozart  
Chicago, Illinois 60618