

# UNOFFICIAL COPY



Doc#: 1226301009 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 09/19/2012 08:27 AM Pg: 1 of 3

BT-8944010BLLNT/18/3  
This Instrument prepared by:

Stanton B. Miller, Esq.  
Ungaretti & Harris, LLP  
70 West Madison - Suite 3500  
Chicago, Illinois 60602-4224

After recording return to:  
Andrew Loftouse  
Wayne T. Loftouse & Associates  
1420 Renaissance Drive - Suite 213  
Park Ridge, IL 60068-1348

Mail subsequent tax bills to:

John Huang and Anne Kim  
215 Concord Lane, Unit 17  
Chicago, IL 60614

## GENERAL WARRANTY DEED

This **GENERAL WARRANTY DEED** is made as of the 29th day of August 2012, by **DAVID KALLEN and HYL A KALLEN, HUSBAND AND WIFE**, (collectively, the "**Grantors**"), having an address of 215 Concord Lane, Unit 17, Chicago, IL 60614, to **JOHN P. HUANG and ANNE J. KIM, HUSBAND AND WIFE, AS TENANTS BY THE ENTIRETY**, (collectively, the "**Grantees**"), having an address of 1 East Delaware Place, Unit 33J, Chicago, IL 60611.

### WITNESSETH:

That Grantors, in consideration of Ten Dollars (\$10.00) in hand paid by Grantees, and other valuable consideration, receipt of which is hereby acknowledged, DOES HEREBY REMISE, RELEASE, ALIEN AND CONVEY UNTO GRANTEE, and their successors and assigns, FOREVER, all of Grantors' interest in and to the real property situated in the County of Cook, State of Illinois, legally described on Exhibit A attached hereto and incorporated herein by this reference:

Subject to the following, if any: covenants, conditions and restrictions of record; public and utility easements; acts done by or suffered through Grantees; all special governmental taxes or assessments confirmed and unconfirmed, and general real estate taxes not yet due and payable at the time of Closing.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion or reversions, remainder or remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of

*[Handwritten signature]*

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the Grantors, either in law or equity of, in and to the above described premises, with the hereditaments and appurtenances:

TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the Grantees forever.

And the Grantors, for themselves and their successors, do covenant, promise and agree to and with the Grantees and their successors, that Grantors and their predecessors in interest have not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged except as herein recited; and that Grantors will WARRANT AND DEFEND, the said premises against all persons claiming, or to claim the same, by, through or under Grantors, subject only to the exceptions set forth herein.

IN WITNESS WHEREOF, Grantors have executed this General Warranty Deed as of the day and year first above written.

DAVID KALLEN

Hyla Kallen

By [Signature]

By [Signature]

### ACKNOWLEDGEMENT

STATE OF WA )  
 ) SS  
COUNTY OF KING )

STATE OF WA )  
 ) SS  
COUNTY OF KING )

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that **David Kallen**, personally known to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that he signed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that **Hyla Kallen**, personally known to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that she signed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 29 day of AUGUST, 2012.

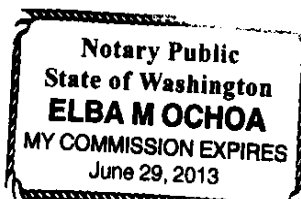
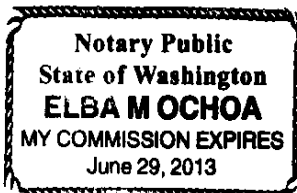
Given under my hand and Notarial Seal this 29 day of AUGUST, 2012.

[Signature]  
Notary Public

[Signature]  
Notary Public

My commission expires: 6-29-13

My commission expires: 6-29-13



**UNOFFICIAL COPY****EXHIBIT A  
LEGAL DESCRIPTION OF REAL ESTATE**

UNIT 17 IN THE CONCORD LANE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:


LOT 22 (EXCEPT THE NORTH 25 FEET OF THE EAST 115 FEET AND EXCEPT THAT PART TAKEN FOR STREET) IN GALE'S NORTH ADDITION TO CHICAGO, BEING A SUBDIVISION IN THE SOUTHEAST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.



WHICH SURVEY IS ATTACHED AS EXHIBIT (A-1) TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 25530034; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, AS AMENDED FROM TIME TO TIME, IN COOK COUNTY, ILLINOIS

P.I.N.: 14-33-422-070-1017

Commonly known as: 215 CONCORD LANE, CHICAGO, ILLINOIS 60614

UNIT 17

REAL ESTATE TRANSFER		09/11/2012
	CHICAGO:	\$6,562.50
	CTA:	\$2,625.00
	TOTAL:	\$9,187.50
14-33-422-070-1017   20120901600762   B1BZQJ		

REAL ESTATE TRANSFER		09/11/2012
 	COOK	\$437.50
	ILLINOIS:	\$875.00
	TOTAL:	\$1,312.50
14-33-422-070-1017   20120901600762   999YAL		