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WARRANTY DEED (Illinois)

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Doc#: 1234822058 Fee: \$42.00
Karen A. Yarbrough RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 12/19/2012 01:12 PM Pg: 1 of 3

THIS DEED is made as of the 30
day of November, 2012,

by and between
* hu wife.

JAMES E AUGUST and ANNE AUGUST,*
("Grantor," whether one or
more),

and

HONGWU WANG
a (H) single person
of Oak Park, Ill
("Grantee," whether one or
more).

WITNESSETH, that the Grantor, for and in consideration of the sum of Ten Dollars and 00/100 (\$10.00), in hand paid by the Grantee, the receipt whereof is hereby acknowledged, does WARRANT, COVENANT, AND CONVEY unto the Grantee, and to their heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook and State of Illinois known and described as follows, to wit:

LOT 1 IN GARFIELD EUCLID RESUBDIVISION OF LOTS 1, 2, 3 AND 4 IN BLOCK 1, IN WALTER S. DRAY'S 3RD ADDITION TO OAK PARK AND LOTS 1 AND 2 IN BLOCK 1, IN ERASTUS SIPPERLY'S SUBDIVISION IN SECTION 18, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N.: 16-18-403-018-0000

COMMONLY KNOWN AS: 737-39 GARFIELD STREET, OAK PARK, IL 60304

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainder, rents issues and profits hereof, and all the estate, right, title, interest, claim or demand whatsoever, of the Grantor, 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 Grantee, his heirs and assigns forever.

And the Grantor, for itself, and its successors, does covenant, promise and agree, to and with the Grantee, his heirs and assigns, that it has 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 the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND, subject to: Covenants, conditions, restrictions of record, public and utility easements, provided that such exceptions do not impair Purchaser's intended use of the Unit of residential purposes, and general

Handwritten signatures and stamps at the bottom right corner.

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Property of Cook County Clerk's Office

REAL ESTATE TRANSFER

12/13/2012



COOK	\$133.00
ILLINOIS:	\$266.00
TOTAL:	\$399.00

16-18-403-018-0000 | 20121101605136 | YY5JWN