# **UNOFFICIAL COPY**

### **QUIT CLAIM DEED**

THE GRANTORS WEI TIAN ZHU and YAN LING ZHU, husband and wife, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten and No/100 Dollars, in hand paid CONVEY AND QUITCLAIM to:

WEI TIAN ZHU, YAN LING ZHU and JULIET NG

of 342B West 23<sup>rd</sup> Place, Chicago, IL 60616, not as Tenants in Common, but as JOINT TENANTS, all interests in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

P.I.N. 17-28-212-049-1002

COMMONLY KNOWN AS 342E WEST 23rd PLACE, CHICAGO, IL 60616

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

204 COU!

Dated this 1914 day of March, 2014

1407929036 Fee: \$42.00

RHSP Fee:\$9.00 RPRF Fee: \$1.00

Cook County Recorder of Deeds

Date: 03/20/2014 11:42 AM Pg: 1 of 3

Affidavit Fee; \$2.00

Karen A. Yarbrough

You ding

Exempt under Real Estate Transfer Tax Law 35 I LCS 200/31-45 sub par. e, & Cook Count. Cod. 93-0-27 par. e

Date 3/19/14 sign 11/ei Tran Zhu

Wei Tian Zhil Wei Tian Zhu

STATE OF ILLINOIS)

COUNTY OF COOK

I, the undersigned, a Notary Public in and for said County, in the State of Illinois, DO HEREBY CERTIFY THAT WEI TIAN ZHU and YAN LING ZHU, husband and wife, are 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 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 /9 th day of March, 2014.

OFFICIAL SEAL
PHILIP CHOW
NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES:08/30/17

7

Prepared by and Mail to: Philip Chow, Attorney at Law, 2323 S. Wentworth Avenue, Chicago, IL 60616

Send Subsequent Tax Bills to: Wei Tian Zhu, 342B W. 23<sup>rd</sup> Place, Chicago, IL 60616

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### **UNOFFICIAL COPY**

LEGAL DESCRIPTION:

#### PARCEL 1:

UNIT 342B IN ORIENTAL TERRACES CONDOMINIUM NO. 342 AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 45 IN ALLEN C. L. LEE'S SUBDIVISION BEING A RESUBDIVISION IN THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 28, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD FRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXPIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED THE 26TH DAY OF NOVEMBER, 1985, AS DOCUMENT NO. 85298549 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

#### PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 27506504 AND AMENDED BY DOCUMENT NUMBER 55250027, IN COOK COUNTY, ILLINOIS.

P.I.N. 17-28-212-049-1002

Commonly known as 342B W. 23rd Place, Chicago,

City of Chicago Dept. of Finance

663114

3/20/2014 11:36

dr00347

Real Estate Transfer Stamp

(60, 00)

Office

Batch 7,816.605

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## **UNOFFICIAL COPY**

#### STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated March 12 ,2014

900	Signature: Wei Tiam Zhu
~/x.	Grantor or Agent
Subscribed and sworn to octore me  By the said	OFFICIAL SEAL PHILIP CHOW NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES:08/30/17
The grantee or his agent affirms and ye, fies that assignment of beneficial interest in a land trust is foreign corporation authorized to do business or partnership authorized to do business or acquire at recognized as a person and authorized to do business State of Illinois.	either a natural person, an Illinois corporation of acquire and hold title to real estate in Illinois, and hold title to real estate in Illinois or other entity
Date March 19 ,2014	C)
· · · · · · · · · · · · · · · · · · ·	nature: Wei Tian Zhu
	Grantee or Agent
Subscribed and sworn to before me  By the said WE TAN ZHO  This 1912, day of March 201  Notary Public Line Control  Notary Public Control	OFFICIAL SFA! PHILIP CHOW  NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES:08/.0,1
Note: Any person who knowingly submits a false sta	atement concerning the identity of a Grantee shall

Note: Any person who knowingly submits a false statement concerning the identity of a Grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)