

WARRANTY DEED

Statutory (Illinois)

Individual

Doc#: 1422026019 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/08/2014 10:49 AM Pg: 1 of 2

THE GRANTOR(S), Soon Properties LLC by Kwok Kei Yan, its managing member, of the County of Cook and State of Illinois, for the consideration of \$10.00 and other valuable consideration, in hand paid, does hereby CONVEY and WARRANT to Victor ~~Martel~~ Herrera Vargas, the following described Real Estate, situated in the County of Cook State of Illinois, to wit:

SEE ATTACHED

ADDRESS OF PROPERTY: 1033 30th Ave, Bellwood, IL 60104

PROPERTY INDEX NUMBER: 15-16-212-053-0000

SUBJECT ONLY TO THE FOLLOWING, IF ANY: covenants, conditions and restrictions of record so long as they do not interfere with Purchasers use and enjoyment of the property; general real estate taxes not yet due and payable at time of closing; zoning and building ordinances; public utility easements; party wall rights and agreements.

DATED 6/19/14, 2014.

Kwok Kei Yan
Soon Properties LLC by Kwok Kei Yan, its managing member

STATE OF ILLINOIS, COUNTY OF CookILL: SS

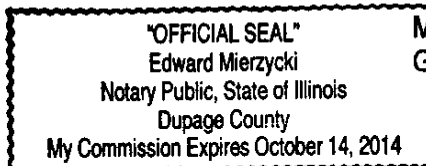
The undersigned, a Notary Public in State aforesaid, DO HEREBY CERTIFY that Soon Properties LLC by Kwok Kei Yan, its managing member, personally known to me to be the same person whose name is subscribed to the forgoing instrument, appeared before me this day in person and acknowledged that (s)he signed, sealed and delivered the said instrument as his/her free and voluntary act, for the uses and purposes therein set forth, including the release waiver of the right of homestead.
Given under my hand and official seal this 19th day of June, 2014.

Edward Mierzycki
Notary Public

THIS INSTRUMENT PREPARED BY: Tracey A Rapp, 535 S Elizabeth St, Lombard. IL 60148

MAIL TO:

Nery & Richardson
LLC
4258 W. 63rd St
Chicago, IL 60629

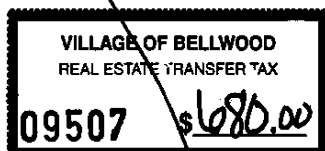


MAIL SUBSEQUENT TAX BILLS TO:

Grantees address
Victor ~~Martel~~ Herrera Vargas
1033 30th Ave

Bellwood, IL 60104

SPS
SCY
INT



REAL ESTATE TRANSFER TAX

18-Jul-2014



COUNTY:	68.00
ILLINOIS:	136.00
TOTAL:	204.00

UNOFFICIAL COPY

EXHIBIT A

LEGAL DESCRIPTION

Legal Description: THE NORTH 6.25 FEET OF LOT 28 (EXCEPT THE EAST 24 FEET THEREOF) AND LOT 29 (EXCEPT THE EAST 24 FEET THEREOF) AND THE SOUTH 3.5 FEET OF LOT 30 (EXCEPT THE EAST 24 FEET THEREOF) IN BLOCK 1 IN SHEKLETON BROTHERS THIRD ADDITION, A SUBDIVISION OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 16, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 15-16-212-053-0000

Property Address: 1033 30th Ave, Bellwood, Illinois 60104

Property of Cook County Clerk's Office