



Doc#: 1424141037 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/29/2014 11:50 AM Pg: 1 of 2

WARRANTY DEED

8951912-10030 LMD

The GRANTOR, Ringo Leung, married to Valeree Leung, of 1629 Thistle Lane, Munster, IN 46321, in consideration of the sum of Ten Dollars and No Cents (\$10.00), and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, CONVEYS AND WARRANTS to the GRANTEE, David Cohen of 19 North Aberdeen Street #3N, Chicago, IL 60607, the following described real estate situated in the County of Cook, in the State of Illinois, to-wit:

PARCEL 1: UNITS 19-3 NORTH AND GPU 3 IN THE C/A 23 CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 9 (EXCEPT THE NORTH 10 FEET THEREOF) AND ALL OF LOTS 10 AND 13 IN BLOCK 49 IN CARPENTERS ADDITION TO CHICAGO IN THE SOUTHEAST 1/4 OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT B TO THE DECLARATION OF CONDOMINIUM RECORDED APRIL 7, 2009 AS DOCUMENT NUMBER 0909722089 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.


PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF THE BALCONIES DESIGNATED TO SERVE THE AFORESAID UNIT, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 0909722089

SUBJECT TO: covenants, conditions and restrictions of record; public and utility easements; acts done by or suffered through Buyer; general real estate taxes not yet due and payable; the Condominium Declaration; the Condominium Property Act of the State of Illinois; and, condominium assessments due after the date of closing.



Permanent Index Numbers: 17-08-445-027-1011 and 17-08-445-027-1027
Property Address: 19 North Aberdeen Street #3N and GPU3, Chicago, IL 60607

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said real estate, forever.

Dated this 24th day of July, 2014

REAL ESTATE TRANSFER TAX		30-Jul-2014
	CHICAGO:	5,325.00
	CTA:	2,130.00
	TOTAL:	7,455.00

17-08-445-027-1011 | 20140701616279 | 2-036-273-280

REAL ESTATE TRANSFER TAX		30-Jul-2014
	COUNTY:	355.00
	ILLINOIS:	710.00
	TOTAL:	1,065.00

17-08-445-027-1011 | 20140701616279 | 1-237-993-600

Ringo Leung
Ringo Leung

Valere Leung
Valeree Leung, solely to release and waive any and all rights existing under the homestead exemption laws of the State of Illinois

SPS
SCY
INT
Box 33
am

UNOFFICIAL COPY

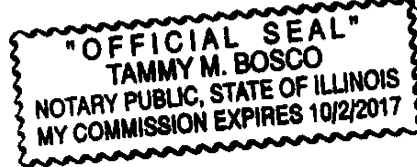
STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

I, the undersigned Notary Public in and for said County and State, do hereby certify that Ringo Leung and Valeree Leung, are personally known to me to be the same persons whose names are subscribed to the foregoing instrument, and appeared before me and acknowledged that they signed said instrument as their free and voluntary act, for the uses and purposes contained therein, including the release and waiver of the right of homestead.

Witness my hand and seal this 24th day of July, 2014

Tammy M. Bosco
Notary Public

Commission Expires:
10/2/17



This instrument was prepared by: Paul D. Fischer, Esq., Taft Stettinius & Hollister LLP, Suite 2800, 111 East Wacker Drive, Chicago, Illinois 60601

AFTER RECORDING RETURN TO:

Dean Lurie
1 E Wacker Dr #2610
Chicago, IL

SEND TAX BILLS TO:

David Cohen
19 N. Aberdeen #3N
Chicago, IL 60607