

UNOFFICIAL COPY

TRUSTEE'S DEED



The Grantor NANCY Y. CHAN,
as Trustee of the
NANCY Y. CHAN TRUST
DATED JULY 5, ~~1998~~ 1998
in consideration of One dollar and other
good and valuable consideration, in
hand paid, CONVEY and QUITCLAIM
to TOM KWAN and
LISA PARCHOMENKO
as Joint Tenants

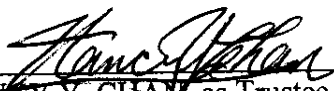
Doc#: 1433922040 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 12/05/2014 11:04 AM Pg: 1 of 3

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. 17-28-212-037-1002
Address of Real Estate: 341 W. 23RD, Unit B, Chicago IL 60616

DATED this 21st day of NOVEMBER, 2014

STEWART TITLE
800 E. DIEHL ROAD
SUITE 180
NAPERVILLE, IL 60563

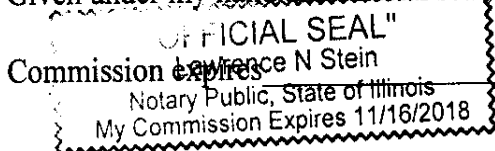

NANCY Y. CHAN, as Trustee of the NANCY Y. CHAN TRUST
DATED JULY 5, 1998

State of Illinois)
)ss
County of Cook)

Stc01146-29376GE
1 of 1

I, the undersigned, a Notary Public in and for said County in the State aforesaid,
DO HEREBY CERTIFY that NANCY Y. CHAN, as Trustee of the NANCY Y. CHAN
TRUST DATED JULY 5, 1998, personally known to me to be the same person whose
name was subscribed to the foregoing instrument, appeared before me this day in person,
and acknowledged that she signed, sealed and delivered the said instrument as her free
and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 21st day of November, 2014




NOTARY PUBLIC

This instrument was prepared by LAWRENCE N. STEIN, 20 N. Clark, suite 1725,
Chicago, IL 60602

MAIL TO

Tom Kwan
1910 S. Wells, #2F
Chicago, IL 60616

SEND SUBSEQUENT TAX BILLS TO

Tom Kwan and Lisa Parchomenko
1910 S. Wells st., #2F
Chicago, IL 60616

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COMMITMENT FOR TITLE INSURANCE

SCHEDULE A

Exhibit A - Legal Description


Unit No. 341B in Oriental Terraces Condominium No. 341 as delineated on a survey of the following described real estate: Lot 21 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 Principal Meridian according to the plat thereof, which survey is attached as Exhibit "B" to the Declaration of Condominium recorded 31st day of December, 1985 as Document No. 85345210 together with its undivided percentage interest in the common elements.

REAL ESTATE TRANSFER TAX 01-Dec-2014

		COUNTY:	104.25
		ILLINOIS:	208.50
		TOTAL:	312.75

17-28-212-037-1002 | 20141101647490 | 0-482-964-096

REAL ESTATE TRANSFER TAX 01-Dec-2014

	CHICAGO:	1,563.75
	C.T.A.:	625.50
	TOTAL:	2,189.25

17-28-212-037-1002 | 20141101647490 | 0-732-852-864

Property of Cook County Clerk's Office

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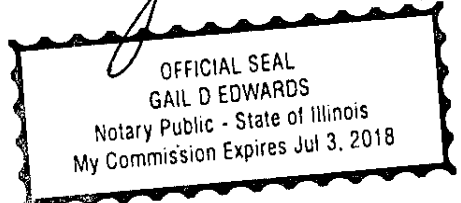
STATEMENT BY GRANTOR AND GRANTEE

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 Nov-11-, 2014

Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me
By the said Agent
This _____ day of _____, 2014
Notary Public [Signature]

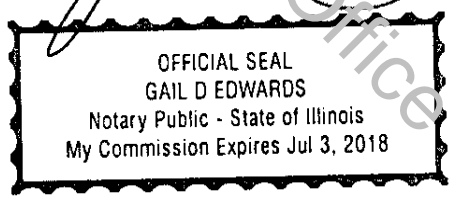


The **grantee** or his agent affirms and verifies that the name of the **grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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.

Date Nov-11-, 2014

Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me
By the said Agent
This _____ day of _____, 2014
Notary Public [Signature]



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.)