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MAIL TO:



Doc#: 1506333024 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 03/04/2015 09:34 AM Pg: 1 of 3

↓
ANDREA LEE
332 S. Michigan, Jr 1032
CHICAGO IL 60604

WSA 321324 A WA CTR Q

WARRANTY DEED

The Grantor(s), **KUN TAE KIM**, a married man, of the city of Chicago, county of Cook, and the State of ILLINOIS, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00) and other good and valuable consideration in hand paid, CONVEYS and WARRANTS unto **ANDREA LEE** of Illinois, of the city of Chicago, county of Cook and the State of Illinois, the following described real estate in the city of Chicago, county of Cook and the State of Illinois, to wit:

LEGAL DESCRIPTION HERE

SEE ATTACHED

3201 W. BALMORAL AVENUE, UNIT 102, CHICAGO, ILLINOIS 60625 -3943
PIN: 13-11-217-035-1002

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

Grantor does for the Grantor and the Grantor's heirs, personal representatives, executors and assigns forever hereby covenants with Grantees that Grantor lawfully seized in fee simple of said premises; that premises are free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; and to forever warrants and defend the title to the said lands against all claims whatever.

Date this 23 day of FEB, 2015.

KUN TAE KIM

State of ILLINOIS)
) SS.
County of COOK)



I, the undersigned, a Notary Public in and for said County and State aforesaid, do hereby certify that personally known to me to be the same person(s) whose name(s) subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given my hand and notarial seal this 23rd day of Feb, 2015.

NOTARY PUBLIC

THIS DOCUMENT WAS PREPARED BY KEITH FENCEROY, ESQ., NEXUS FORECLOSURE SOLUTION, 3047 N. LINCOLN AVE, SUITE 400, CHICAGO, IL 60657



BOX 334 CTR

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REAL ESTATE TRANSFER TAX 24-Feb-2015

	COUNTY:	50.00
	ILLINOIS:	100.00
	TOTAL:	150.00

13-11-217-035-1002 | 20140901628236 | 1-972-388-224

REAL ESTATE TRANSFER TAX 24-Feb-2015

	CHICAGO:	750.00
	CTA:	300.00
	TOTAL:	1050.00

13-11-217-035-1002 | 20140901628236 | 0-314-190-352

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CHICAGO TITLE INSURANCE COMPANY

ORDER NUMBER: 1412 WSA321324 CN

STREET ADDRESS: 3201 W. BALMORAL AVE

#102

CITY: CHICAGO

COUNTY: COOK

TAX NUMBER: 13-11-217-035-1002

LEGAL DESCRIPTION:

PARCEL 1:

UNIT 102 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN NORTH PARK SQUARE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0527727092, IN NORTHEAST 1/4 AND THE SOUTHEAST 1/4 OF SECTION 11, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EXCLUSIVE USE FOR PARKING AND STORAGE PURPOSES IN AND TO PARKING SPACE NO. P-17, AND STORAGE SPACE NO. S-4, LIMITED COMMON ELEMENTS, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.

PROPERTY OF Cook County Clerk's Office