

WARRANTY DEED  
Corporation to Individual  
Illinois

THIS AGREEMENT, made this 5 day of May, 2015, between Mekong Investment, Inc., an Illinois Corporation, a corporation created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, party of the first part and Candice L. Konczal, a single person, 2608 N. Newland Avenue, Chicago, Illinois 60707, party of the second part, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:



Doc#: 1513445032 Fee: \$46.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 05/14/2015 10:29 AM Pg: 1 of 5

WITNESSETH, that the party of the first part, for and in consideration of the sum of \$10.00 Dollars and 00/100 in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to their heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook and State of Illinois known and described as follows, to wit:

LOT 11, IN BLOCK 6, IN JOHNSON'S ADDITION TO MONTCLARE, BEING A SUBDIVISION OF THE EAST HALF OF THE WEST HALF OF THE WEST THIRD OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

ADDRESS: 2608 NORTH NEWLAND AVENUE, CHICAGO, ILLINOIS 60707  
P.I.N.: 13-30-312-025-0000

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainder, rents issues and profits hereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part, his heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, his heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner incumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND, subject to: Covenants, conditions, restriction of record, and public and utility easements, provided that such exceptions do not impair Purchaser's intended use of the Unit of residential purposes, and general real estate taxes for the year 2014 and subsequent years.

Permanent Real Estate Number(s): 13-30-312-025-0000  
Address(es) of Real Estate: 2608 N. Newland Avenue., Chicago, Illinois 60707

# UNOFFICIAL COPY

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its \_\_\_\_\_ President, and attested by its \_\_\_\_\_ Secretary, the day and year first above written.

Mekong Investment, Inc.

BY: Steven Q. Nguyen  
Steven Q. Nguyen, President

ATTEST: Steven Q. Nguyen  
Steven Q. Nguyen, Secretary

This instrument was prepared by: Phillip I. Rosenthal, 3700 W. Devon, #E, Lincolnwood, Illinois 60712

MAIL TO:  
Barry Zachary  
4709 Gold Road, #475  
Skokie, IL 60076

SEND SUBSEQUENT BILLS TO:  
Candice L. Konczal  
2608 N. Newland Avenue.  
Chicago, Illinois 60707

OR RECORDER'S OFFICE BOX NO. \_\_\_\_\_

STATE OF ILLINOIS ) ss.  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that Steven Q. Nguyen, is personally known to me to be the President of Mekong Investment, Inc. an Illinois corporation, and Steven Q. Nguyen is, personally known to me to be the Secretary of said corporation, and 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 severally acknowledged that as such President and Secretary, they signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority, given by the Board of Directors of said corporation as their free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 1 day of \_\_\_\_\_, 2015.

[Signature]  
Notary Public



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## LEGAL DESCRIPTION

LOT 11, IN BLOCK 6, IN JOHNSON'S ADDITION TO MONTCLARE, BEING A SUBDIVISION OF THE EAST HALF OF THE WEST HALF OF THE WEST THIRD OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

ADDRESS: 2608 NORTH NEWLAND AVENUE, CHICAGO, ILLINOIS 60707

P.I.N.: 13-30-312-025-0000

Property of Cook County Clerk's Office

704545

# UNOFFICIAL COPY

Property of Cook County Clerk's Office

## REAL ESTATE TRANSFER TAX

14-May-2015



<b>CHICAGO:</b>	2,820.00
<b>CTA:</b>	1,128.00
<b>TOTAL:</b>	3,948.00

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Property of Cook County Clerk's Office

## REAL ESTATE TRANSFER TAX

14-May-2015



<b>COUNTY:</b>	188.00
<b>ILLINOIS:</b>	376.00
<b>TOTAL:</b>	564.00

13-30-312-025-0000 | 20150401679457 | 0-957-697-408