

UNOFFICIAL COPY



Doc#: 1515947088 Fee: \$44.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 06/08/2015 11:20 AM Pg: 1 of 4

40019246 1/

GIT (6-2)

**WARRANTY DEED**  
**Tenants by the Entirety**

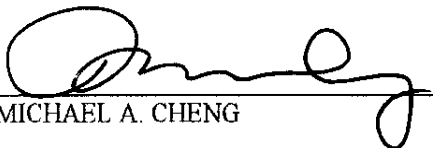
THE GRANTOR(S), MICHAEL A. CHENG and TINA H. CHENG, husband and wife, of 320 Caldecott Ln. #115, City of Oakland, County of Alameda, State of CA, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to ROBERT H. ADAMS and DARLA M. ADAMS, husband and wife, as TENANTS BY THE ENTIRETY, and not as Joint Tenants nor as Tenants in Common, of 111 S. McKinley St. Apt. #4301, Little Rock, AR 72205 of Pulaski County, all interest in the following described Real Estate situated in the County of COOK in the State of IL, to wit:

SEE ATTACHED EXHIBIT "A"

SUBJECT TO: General real estate taxes not yet due and payable at the time of Closing, covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Buyer.

Permanent Real Estate Index Number: 11-18-304-045-1159.  
Commonly known as: 807 Davis St. Unit 1508, Evanston, IL 60201.

DATED this 26 day of May, 2015.

  
MICHAEL A. CHENG

  
TINA H. CHENG

4

# UNOFFICIAL COPY

State of California )  
 )ss  
County of Alameda )

I, the undersigned, a Notary Public in and for said County, in the aforesaid, DO HEREBY CERTIFY that MICHAEL A. CHENG and TINA H. CHENG, husband and wife, are known to me to be the same person(s) whose name(s) are subscribed to the foregoing instruments, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as his/her free and voluntary act, for the uses and purposes therein set forth.

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



Ⓢ See attached California Notary Acknowledgment  
(Notary Public)

Prepared By:  
Sonja S. Jin, Esq.  
Lee & Breen, LLC  
188 Industrial Dr. Ste. 403  
Elmhurst, IL 60126

Mail To:  
Andrew D. Werth, Esq.  
Central Law Group  
2822 Central Street  
Evanston, IL 60201

**CITY OF EVANSTON 029051**  
*Real Estate Transfer Tax*  
*City Clerk's Office*  
**PAID MAY 21 2015**  
AMOUNT \$ 1900.00  
Agent LB

Name and Address of Taxpayer:  
ROBERT H. ADAMS and DARLA M. ADAMS  
807 Davis St. Unit 1508  
Evanston, IL 60201-7102

REAL ESTATE TRANSFER TAX		02-Jun-2015
	COUNTY:	190.00
	ILLINOIS:	380.00
	TOTAL:	570.00

# UNOFFICIAL COPY

## California Notary Acknowledgement Certificate:

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California }

County of ALAMEDA } ss.

On 05-26-2015 before me SUNIL JASWAL Notary Public

Personally appeared MICHAEL A - CHENG

TINA H - CHENG

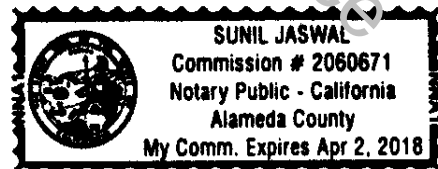
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity (ies), and that by his/her/their signatures(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

(Seal)

WITNESS my hand and official seal.

Sunil  
Signature of Notary Public  
Sunil Jaswal, Notary Public



Sunil

# UNOFFICIAL COPY

## EXHIBIT "A"

### PARCEL 1:

UNIT NUMBER 1508 IN THE RESIDENCES OF SHERMAN PLAZA CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOT 4 IN SHERMAN PLAZA SUBDIVISION, BEING A SUBDIVISION OF PART OF THE SOUTHWEST QUARTER OF SECTION 18, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, ACCORDING TO THE AMENDED AND RESTATED PLAT THEREOF RECORDED AUGUST 24, 2006 AS DOCUMENT NO. 0623632062;

WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AUGUST 25, 2006 AS DOCUMENT NO. 0623718034, AS AMENDED; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

### PARCEL 2:

AN EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR PARKING IN PARKING SPACE NO. P-746, PURSUANT TO SECTION 3.20 OF THE AFORESAID DECLARATION OF CONDOMINIUM, AND AS DELINEATED ON THE PLAT OF SURVEY OF LOT 3 IN THE AFORESAID AMENDED AND RESTATED PLAT OF SUBDIVISION WHICH IS ATTACHED AS EXHIBIT F TO THE AFORESAID DECLARATION OF CONDOMINIUM.

### PARCEL 3:

PERPETUAL EASEMENTS FOR THE BENEFIT OF PARCELS 1 AND 2 FOR SUPPORT, INGRESS AND EGRESS, AND OTHER PURPOSES AS DESCRIBED AND DEFINED IN SECTION 4 AND, FOR THE BENEFIT OF LOT 3, AS DESCRIBED AND DEFINED IN SECTION 9, OF THE RECIPROCAL EASEMENT AGREEMENT RECORDED DECEMBER 9, 2004 AS DOCUMENT NO. 0434404085.

### PARCEL 4:

THE EXCLUSIVE RIGHT TO THE USE OF STORAGE AREA NO. 3-25, A LIMITED COMMON ELEMENT, AS DELINEATED AND DEFINED IN THE DECLARATION OF CONDOMINIUM, AFORESAID.

Property address: 807 Davis Street, #1508, Evanston, IL 60201  
Tax Number: 11-18-304-045-1159