

# UNOFFICIAL COPY



1519026008

## WARRANTY DEED INDIVIDUAL TO INDIVIDUAL

Doc#: 1519026008 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 07/09/2015 09:36 AM Pg: 1 of 3

MAIL TO:  
JODIANNOWICKI PACER  
Attorney at Law  
824 S. Scoville  
Oak Park, Illinois 60304

1519026008 AT  
JWNS76001

GRANTORS, JINGYI YANG and ZHIHUI CHEN, wife and husband, of the City of Cupertino, and State of California, for and in consideration of TEN and 00/100 Dollars (\$10.00), and other good and valuable consideration, the receipt and sufficiency is hereby acknowledged, CONVEY and WARRANT to the GRANTEE, THOMAS M. CARRAHER, divorced and not since remarried and not a party to a Civil Union, 337 Wesley Avenue - Unit C in the Village of Oak Park, County of Cook and State of Illinois, the following described real estate situated in the County of Cook, State of Illinois to-wit:

SEE REVERSE SIDE FOR LEGAL DESCRIPTION

SUBJECT TO: General and special real estate taxes which are not yet due and payable; Conditions covenants and restrictions of record; Building lines and easements if any, so long as they do not interfere with Grantee's use and enjoyment of the property.

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 premises, forever.

Permanent Index Number: 16-07-413-041-0000 Volume: 142  
Property Address: 337 Wesley - Unit C, Illinois 60302

DATED this day of June 2015.

Jingyi Yang

CALIFORNIA

STATE OF ILLINOIS

SATA CARA ss.

COUNTY OF COOK )

Zhihui Chen

The undersigned, a Notary Public in and for said County in the State aforesaid DO HEREBY CERTIFY, that the above named persons whose names are subscribed to the foregoing instrument, appeared before me this day, and acknowledged that they signed sealed and delivered said instrument as their free and voluntary act for the uses and purposes therein set forth.

(SEAL)

This document prepared by:  
DANG G. ROUSAKIS  
Attorney at Law  
7627 West Lake Street  
Suite 203  
River Forest, Illinois 60305  
(708) 771-3849

Send future tax bills to:

Thomas M. Carraher  
337 S. Wesley Avenue - Unit C  
Oak Park, Illinois 60302

S Y  
P 3  
S N  
SC Y  
INT D

BOX 333-CD

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### LEGAL DESCRIPTION:

THE WEST 17.22 FEET OF THE EAST 86.21 FEET OF THE SOUTH 50.0 FEET OF THE NORTH 55.0 FEET OF LOT 5 IN THE SUBDIVISION OF BLOCK 2 IN OGDEN AND JONES SUBDIVISION OF THE SOUTHWEST ¼ OF THE SOUTHEAST ¼ OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

ALSO

THE WEST 5.56 FEET OF THE EAST 22.62 FEET OF THE SOUTH 50.0 FEET OF THE NORTH 55.0 FEET OF LOT 5 IN THE SUBDIVISION OF BLOCK 2 IN OGDEN AND JONES SUBDIVISION OF THE SOUTHWEST ¼ OF THE SOUTHEAST ¼ OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

ALSO

THE SOUTH 8.0 FEET OF THE NORTH 29.0 FEET (EXCEPT THE EAST 138.63 FEET) OF LOT 5 IN THE SUBDIVISION OF BLOCK 2 IN OGDEN AND JONES SUBDIVISION OF THE SOUTHWEST ¼ OF THE SOUTHEAST ¼ OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

### COOK COUNTY - ILLINOIS TRANSFER STAMPS

~~Exempt under provision of paragraph Section 4,  
Real Estate Transfer Act. 35 ILCS 200/31-45.~~

~~Date: 6/18/2015~~

~~Signature: [Signature]~~



JUL 1 15

REAL ESTATE TRANSFER TAX
0144000
FP 102801

# 0000004010

### REAL ESTATE TRANSFER TAX 01-Jul-2015



COUNTY:	90.00
ILLINOIS:	180.00
TOTAL:	270.00

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## CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

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 Santa Clara )

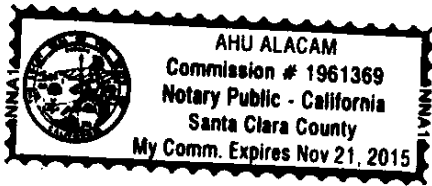
On June 18, 2015 before me, Ahu Alacam, Notary Public CA  
Date Here Insert Name and Title of the Officer

personally appeared Zhihui Chen and Jingyi Yang  
Name(s) of Signer(s)

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 signature(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.

WITNESS my hand and official seal.



Signature Ahu Alacam  
Signature of Notary Public

Place Notary Seal Above

### OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

#### Description of Attached Document

Title or Type of Document: Warranty Deed Document Date: 06-18-2015  
Number of Pages: 2 Signer(s) Other Than Named Above: \_\_\_\_\_

#### Capacity(ies) Claimed by Signer(s)

Signer's Name: \_\_\_\_\_  
 Corporate Officer — Title(s): \_\_\_\_\_  
 Partner —  Limited  General  
 Individual  Attorney in Fact  
 Trustee  Guardian or Conservator  
 Other: \_\_\_\_\_  
Signer Is Representing: \_\_\_\_\_

Signer's Name: \_\_\_\_\_  
 Corporate Officer — Title(s): \_\_\_\_\_  
 Partner —  Limited  General  
 Individual  Attorney in Fact  
 Trustee  Guardian or Conservator  
 Other: \_\_\_\_\_  
Signer Is Representing: \_\_\_\_\_