

# UNOFFICIAL COPY

**WARRANTY DEED  
(ILLINOIS)  
(Individual to Individual)**

MAIL TO:  
Lakeshore Title Agency  
1301 E. Higgins Road  
Elk Grove Village, IL 60007  
File No. 1434618



Doc#: 1519656005 Fee: \$40.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 07/15/2015 09:13 AM Pg: 1 of 2

**THE GRANTORS,**

Xuan Phan and Tri Duc Nguyen, husband and wife, of 4933 W. COYLE AVENUE, SKOKIE, IL 60077, for and in consideration of TEN and XX/00 (\$10.00) DOLLARS, and other valuable consideration, in hand paid, hereby CONVEYS and WARRANTS to **Jennifer Nguyen**, a married woman, of 4933 W. COYLE AVENUE, SKOKIE, IL 60077, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

THE WEST 1 FOOT OF LOT 10, ALL OF LOT 11, AND THE EAST 16 FEET OF LOT 12 IN KRENN DATO'S PRATT MORSE SUBDIVISION BEING A SUBDIVISION OF LOT 3 IN COUNTY CLERKS DIVISION OF FRACTIONAL SECTION 33, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, AS PER PLAT RECORDED SEPTEMBER 22, 1924 AS DOCUMENT 8600003, IN COOK COUNTY, ILLINOIS.

C/K/A: 4933 W. COYLE AVENUE, SKOKIE, IL 60077  
PIN: 10-33-222-046-0000

SUBJECT TO: General Taxes for the year 2014 and subsequent years, covenants, conditions and restrictions of record, public and utility easements, existing leases and tenancies, if any, and unconfirmed special government taxes or assessments.

DATED this 6<sup>th</sup> day of July, 2015

Xuan Phan

Tri Duc Nguyen

VILLAGE OF SKOKIE	
ECONOMIC DEVELOPMENT TAX	
PIN:	10-33-222-046-0000
ADDRESS:	4933 Coyle
4766	7/9/15 \$2,145

STATE OF ILLINOIS	
	JUL. 15. 15
REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	

# 000005351	REAL ESTATE TRANSFER TAX
	0071500
	FP 103051

COOK COUNTY	
REAL ESTATE TRANSACTION TAX	
	JUL. 15. 15
REVENUE STAMP	

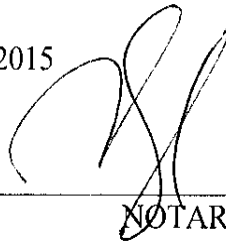
# 000005268	REAL ESTATE TRANSFER TAX
	0035750
	FP 103048

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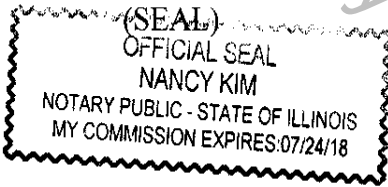
STATE OF ILLINOIS            )  
   )  
 COUNTY OF COOK            )        SS

I, Nancy Kim, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Xuan Phan and Tri Duc Nguyen, husband and wife, is/are personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person(s), 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 under my hand and official seal, this 6 day of July, 2015



\_\_\_\_\_  
 NOTARY PUBLIC



My Commission expires \_\_\_\_\_, 20\_\_\_\_.

This instrument was prepared by: Bruce Ciura, Esq. 1301 E. Higgins Rd. Elk Grove Village, IL 60007

SEND SUBSEQUENT TAX BILLS TO:

JENNIFER NGUYEN  
 4933 W. COYLE AVENUE, SKOKIE, IL 60077

Property of Cook County Clerk's Office