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WARRANTY DEED INDIVIDUAL TO INDIVIDUAL

Doc#: 1535618069 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 12/22/2015 01:41 PM Pg: 1 of 4

MAIL TO:

Koo Chul Kang and Heesook Kang
512 N McClurg Ct
Unit #2207
Chicago IL 60611

GRANTOR(S), Ji Yeon Kang, an unmarried woman, of Chicago, Cook County, Illinois, 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(S) and WARRANT(S) to the GRANTEE(S), Koo Chul Kang and Heesook Kang, husband and wife, of 512 N McClurg Ct, #2207, Chicago IL 60611, not as tenants in common but as joint tenants with right of survivorship, the following described real estate situated in the County of Cook, State of Illinois to-wit:

SEE ATTACHED FOR LEGAL DESCRIPTION


SUBJECT TO: Covenants, conditions and restrictions of record; public and utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; condominium declaration and by-laws; and general real estate taxes not yet due and payable.

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 as joint tenants with right of survivorship forever.

Permanent Index Number: 17-10-223-031-1193
Property Address: 512 McClurg Ct., #2207, Chicago, IL 60611



DATED this 18 day of December, 2015.

Ji Yeon Kang

REAL ESTATE TRANSFER TAX		22-Dec-2015
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

17-10-223-031-1193 | 20151201654467 | 1-236-046-912

* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX		22-Dec-2015
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

17-10-223-031-1193 | 20151201654467 | 0-966-767-680

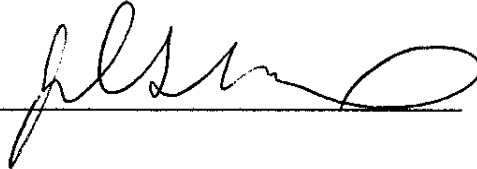
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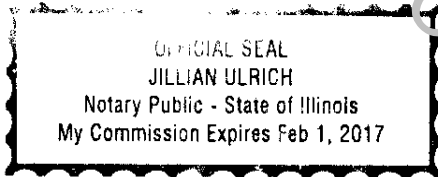
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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County in the State aforesaid DO HEREBY CERTIFY that the above named person(s) 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, and acknowledged that he/she/they signed sealed and delivered said instrument as his/her/their free and voluntary act for the uses and purposes herein set forth.

Given under my hand and official seal this 18th day of December, 2015.

(SEAL) 



This document prepared by:

Felicia M. DiGiovanni
SPINA, MCGUIRE & OKAL, P.C.
7610 W. North Avenue
Elmwood Park, IL. 60707

Send future tax bills to:

Koo Chul Kang and Heesook Kang
512 McClurg Ct., #2207
Chicago, IL 60611

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LEGAL DESCRIPTION RIDER

PARCEL ONE:

UNIT NUMBER 2207, IN THE RESIDENCES AT RIVER EAST CENTER, A CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PART OF BLOCK TWO IN CITYFRONT CENTER, BEING A RE-SUBDIVISION OF NORTH FRACTION OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN;

WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0011072757, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL TWO:

EASEMENT FOR INGRESS, EGRESS, SUPPORT, USE AND ENJOYMENT FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN AND CREATED BY THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED AS DOCUMENT 0011072757

Permanent Index Number: 17-10-223-031-1193

Property Address: 512 McClurg Ct., #2207, Chicago, IL 60611

Office of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

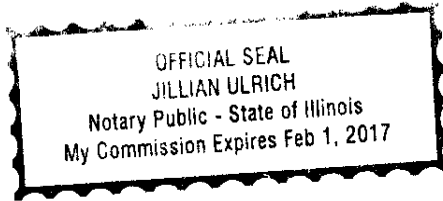
Dated 12/18/2015.

Signature: _____
Grantor or Agent

SUBSCRIBED AND SWORN TO
BEFORE ME THIS 18th DAY OF

December, 2015

Notary Public



The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

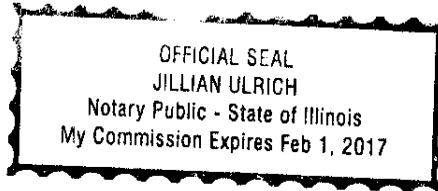
Dated: 12/18/2015.

Signature: _____
Grantee or Agent

SUBSCRIBED AND SWORN TO
BEFORE ME THIS 18th DAY OF

December, 2015

Notary Public



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C. misdemeanor for the first offense and of a Class A. misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)