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This document prepared by:)
 Name: Ryan Krueger)
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 Phone: 312-498-4586)

Doc#: 1606212029 **Fee:** \$40.00
 RHSP Fee:\$9.00 RPRF Fee: \$1.00
 Karen A. Yarbrough
 Cook County Recorder of Deeds
 Date: 03/02/2016 10:54 AM Pg: 1 of 2

FIRST AMERICAN TITLE
FILE # 2015127

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20-30-420-003-0000
 (Parcel Identification Number)

WARRANTY DEED

THE GRANTOR HUTAN INVESTMENT, LLC, AN ILLINOIS LIMITED LIABILITY COMPANY, for valuable consideration of ten dollars (\$10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, does hereby convey and warrant unto **Omar Emmanuel Perez and Elizabeth Perez**, husband and wife, with a current address of **123 Magnolia Circle, Ft. Knox, Kentucky, IL 40121**, hereinafter "Grantees", not as tenants in common or as joint tenants, but rather as **tenants by the entirety** with rights of survivorship, the following real estate, together with all improvements located thereon, lying in the County of Cook, State of Illinois, to-wit:

LOT 38 IN BLOCK 26 IN ENGLEFIELD, BEING A SUBDIVISION OF THE SOUTH EAST 1/4 OF SECTION 30, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. COMMONLY KNOWN AS 7707 S. DAMEN AVENUE, CHICAGO, ILLINOIS 60620.

Hereby releasing and waiving all rights under and by virtue of the Homestead Laws of the State of Illinois. Subject to all easements, rights-of-way and protective covenants of record, if any.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's heirs and assigns forever, with all appurtenances thereunto belonging.

Grantor does for Grantor and Grantor's heirs, personal representatives, executors and assigns forever hereby covenant with Grantee that Grantor is lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

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WITNESS Grantor's hand this 23 day of FEBRUARY 2015.

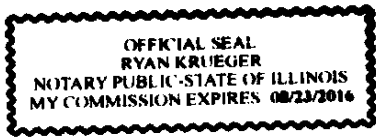
Wei-Ming Toh

Grantor: **HUTAN INVESTMENT, LLC**, by
WEI-MING TOH, as Managing Member

STATE OF ILLINOIS
COUNTY OF COOK

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT **WEI-MING TOH** personally known to me to be the same person(s) whose name is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered this instrument as his 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 notarial seal this 23 day of FEBRUARY, 2015.



[Signature]
Notary Public

MAIL DEED, AFTER RECORDING, TO:

Bradford Miller Law PC
134 N. LaSalle #1040
Chicago, IL 60602

Property Address:
7707 S. Damen Ave.
Chicago, IL 60620

SEND FUTURE TAX BILLS TO:

Omar and Elizabeth Perez
7707 S. Damen Ave
Chicago IL 60620

REAL ESTATE TRANSFER TAX		24-Feb-2016
	CHICAGO:	1,200.00
	CTA:	480.00
	TOTAL:	1,680.00

20-30-420-003-0000 | 20160201670420 | 2-055-035-456

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

REAL ESTATE TRANSFER TAX		24-Feb-2016
	COUNTY:	80.00
	ILLINOIS:	160.00
	TOTAL:	240.00

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