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Doc#: 1621555109 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/02/2016 09:26 AM Pg: 1 of 3

Dec ID 20160701638509
ST/CO Stamp 1-136-157-504 ST Tax \$232.50 CO Tax \$116.25

CRM CO
1716 NW 1121035 OK
LWR

WARRANTY DEED ILLINOIS STATUTORY

THE GRANTOR(S) **JAMES E. MIECZKOWSKI and BRENDA MASSARONI**, husband and wife, as Tenants by the Entirety, of the Village of Oak Park, County of Cook, State of IL 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 **SHUONAN YANG, a married woman**, of 151 N. Kenilworth, #5F, Oak Park, Illinois, 60301, of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of IL, to wit:

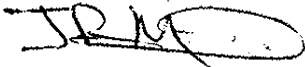
See Exhibit "A" attached hereto and made a part hereof

SUBJECT TO: Covenants, conditions and restrictions of record, real estate taxes for the years 2016 and subsequent years.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): **16-07-402-047-1006**
Address(es) of Real Estate: **617 SOUTH BOULEVARD, #B, OAK PARK, ILLINOIS, 60302**

Dated this 29th day of July, 20 16.





JAMES R. MIECZKOWSKI



BRENDA MASSARONI

REAL ESTATE TRANSFER TAX

		02-Aug-2016
	COUNTY:	116.25
	ILLINOIS:	232.50
TOTAL:		348.75
16-07-402-047-1006		20160701638509 1-136-157-504

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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT JAMES R. MIECZKOWSKI and BRENDA MASSARONI, husband and wife, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as 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 29th day of July, 2016.



Wanda Rivera (Notary Public)

Prepared by:

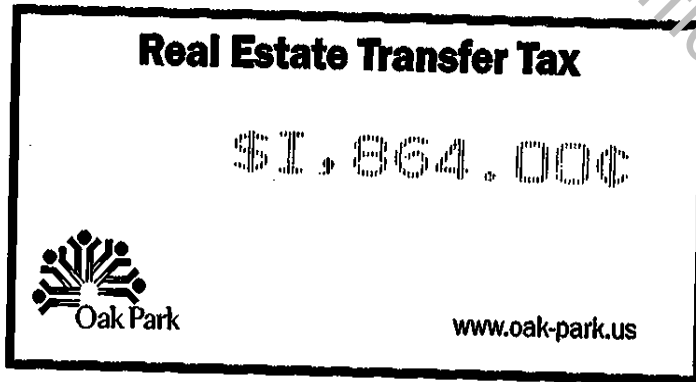
Edward J. Maliszewski, Jr., Esq.
Law Office of Edward J. Maliszewski, Jr.
A Professional Corporation
946 S. Oak Park Avenue
Oak Park, IL 60304

Mail to:

Roger Tsang, Esq.
Roger Tsang Law Office
2912 S. Wentworth Avenue
Chicago, Illinois 60616 0

Name and Address of Taxpayer:

Shuonan Yang
617 South Boulevard, #B
Oak Park, Illinois 60302



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Exhibit "A" – Legal Description

PARCEL 1:

UNIT NUMBER 617-B IN SOUTH BOULEVARD GARDENS CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOTS 4 AND 5 IN BLOCK 1 IN BLACKSTONE ADDITION TO OAK PARK, BEING A SUBDIVISION OF THAT PART OF THE WEST 1/2 OF THE SOUTH EAST 1/4 OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF THE SOUTH 19.50 CHAINS THEREOF, IN COOK COUNTY, ILLINOIS, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED FEBRUARY 5, 2002 AS DOCUMENT NUMBER 0020147461; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACES 7-A AND 7-B AS LIMITED COMMON ELEMENTS, AS SET FORTH IN DECLARATION OF CONDOMINIUM, AND SURVEY ATTACHED THERETO RECORDED AS DOCUMENT 0020147461.

Property Address: 617 South Boulevard, #B, Oak Park, Illinois, 60302

Permanent Index #: 16-07-402-047-1006