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FIRST AMERICAN TITLE FILE # 2804543

1631918011D

Doc# 1631910011 Fee \$40.00

RHSP FEE: \$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 11/14/2016 09:28 AM PG: 1 OF 2

WARRANTY DEED

MAIL TO:

NAME & ADDRESS OF TAXPAYER:

Jackson Huynh and Hanh Tran

6100 6104 W. Diversey

5439 N Kimball #1 Chicago, IL 60625

THE GRANTOR, Như Vo of Chicago, Illinois, County of Cook, State of Illinois, for and in consideration of Ten and no/100 Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY and VARRANT to Jackson Huynh and Hanh Tran, as Joint Tenants, Grantees Addresss: 5439 N Kimbali, Chicago, IL 60625, in the County of Cook the following described Real Estate situated in the County of Cook, the State of Illinois, to wit:

Lots 107, 108 and 109, in Collins and Gaza tlett's Diversey Avenue Subdivision, in the South half of the Northwest quarter of Section 29, Township 40 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois.

And Grantor hereby covenants with Grantees that Grantor is lawfully seized of the Property in fee simple; that Grantor has good right and lawful authority to sell and convey the Property; and that Grantor does hereby fully warrant the title to the Property and will defend the same against the lawful claims of all persons claiming by, through, or under Granter, but against none other.

This Deed is intended to convey any and all interest whatsoever of the Grantor herein in and to the Property and any appurtenances thereto.

SUBJECT TO: General Real Estate Taxes for 2016 and subsequent years not vet due and payable; any exception arising out of an act of Grantee or its representatives, agents employees or independent contractors; zoning and subdivision ordinances and regulations; and the existing leases, the reference to which shall not serve to reimpose same.

Permanent Real Estate Index Number: 13-29-126-039-0000, 13-29-126-042-0000

Property Address: 6100-6104 W. Diversey, Chicago, Illinois 60639

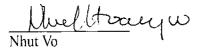
REAL ESTATE TRANSFER TAX		03-Nov-2016
	CHICAGO:	4,912.50
	CTA:	1.965.00
	TOTAL:	6,877.50 *
13-29-126-039-0000	20161001675953	0-866-090-816

		1 0-000-030-010
* Total does not include any	applicable penali	ly or interest due.

REAL ESTATE	TRANSFER	TAX	00.44
- ASSESSED	25.65		03-Nov-2016
		COUNTY:	327.50
		ILLINOIS:	655.00
all they	124.49	TOTAL:	982.50
13-29-126	039-0000	20161001675052	0.000 500 50

1631910011 Page: 2 of 2

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NOTE: PLEASE TYPE OR PRINT NAME(S) BELOW ALL SIGNATURE(S)

NAME & ADDRESS OF PREPARER:

James Song Song Law Offices, LLC 1775 Walters Avenue, Su'te 108 Northbrook, IL 60062

STATE OF)
COUNTY OF)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Nhut Vo is/are 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 they/he/she signed, sealed and delivered the said instrument as their/his/her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 3 day of Court, 2016

Notary Public

OFFICIAL SEAL
JIM SONG
NOTARY PUBLIC - STATE OF ILLINOIS
NO COUNTS ON EXPIRES: 11/15/19