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WARRANTY DEED TRUST TO INDIVIDUAL

Mail to:
Slava Aaron Tenenbaum, Attorney
2222 Chestnut Ave., Ste. 201
Glenview, IL 60026-1679

Subsequent tax bill to:
Oleg Kozlovskyy
1022 S. Hunt Club Dr.,
Mount Prospect, IL 60056

Prepared by:
Catherine Hwa, Attorney
2300 N. Barrington Rd, Ste 400
Hoffman Estates, IL 60169

Doc#: 1704822054 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 02/17/2017 10:31 AM Pg: 1 of 3

Dec ID 20170201611799
ST/CO Stamp 1-640-993-472 ST Tax \$232.00 CO Tax \$116.00

THE GRANTOR: Sellers, Peng Liu and Fang Wang, as Trustee under the provisions of a Trust Agreement known as the Peng Liu and Fang Wang Living Trust dated June 11, 2015,

Witnesseth, that said grantors, in consideration of the sum of Ten (\$10) dollars and other good and valuable consideration in hand paid, does hereby convey and warrants unto:

Grantee, Oleg Kozlovskyy and ^{MARIANA} ~~Anna~~ Kozlovska, husband and wife, of 1306 S. Sir Lancelot, Apt. 2b, Mount Prospect, IL 60056, as ~~joint tenants, and not a tenant in common, NOT AS JOINT TENANTS,~~
*** BY THE ENTIRETY**

all its rights, title, and interest in that certain parcel of land with the buildings and improvements thereon, situate, lying, and being in the City of Mt. Prospect, County of Cook, and State of Illinois, bounded and described, to wit: (See attached Exhibit A for legal description).

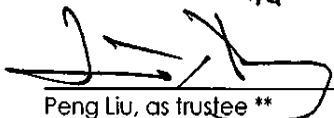
Subject to: general real estate taxes not yet due and payable, covenants, conditions and restrictions of record, building lines and easements, so long as they do not interfere with the current use and enjoyment of the property.


This deed is executed, not personally or individually, but as trustee pursuant to and in the exercise of power and authority granted to and vested in said trustee by the terms of the trust agreement above mentioned. All the terms, provisions, stipulations, covenants and conditions to be performed by said Trustees are undertaken by Peng Liu and Fang Wang solely as Trustees, as aforesaid, and not individually, and all statements herein made are made on information and belief and are to be construed accordingly, and no personal liability shall be asserted or be enforceable against Trustees by reason of any of the terms, provisions, stipulations, covenants and/or statements contained in the deed.

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 same unto Grantee, and unto Grantee's assigns forever with all buildings and improvements thereon thereunto belonging.

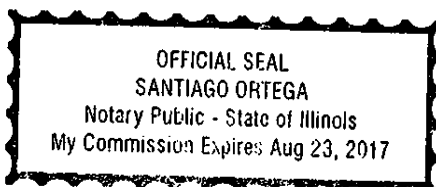
Permanent Index Number: 08-14-401-098-0000
Property Address: 1022 S. Hunt Club Dr., Mount Prospect, IL 60056

Dated this: February 16, 2017.

 (Seal)
Peng Liu, as trustee **

 (Seal)
Fang Wang, as trustee **

** Peng Liu and Fang Wang Living Trust, of the pursuant to that certain trust agreement dated 06/11/2015.



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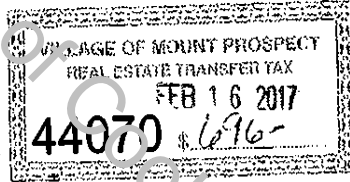
STATE OF ILLINOIS)
COUNTY OF *Lake*)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, certify that Peng Liu and Fang Wang, as trustees of the Peng Liu and Fang Wang Living Trust dated 06/11/15, personally known to me to be the same person(s) whose name is/are subscribed the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth. Given under my hand and notaries seal, this February 16th, 2017.

Commission expires:
Aug 23, 2017

 Notary Public

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Property of Cook County Clerk's Office

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CHICAGO TITLE
COMPANY

LEGAL DESCRIPTION

Order No: 17PNW002199RM

For APN/Parcel ID(s): 08-14-401-098-0000

PARCEL 1:

THAT PART OF LOT 1 IN KENROY'S HUNTINGTON (HEREINAFTER DESCRIBED), DESCRIBED AS FOLLOWS:

COMMENCING AT THE MOST NORTHWESTERLY CORNER OF SAID LOT, THENCE SOUTH 0 DEGREES 02 MINUTES 15 SECONDS WEST ALONG THE WEST LINE THEREOF, 450.165 FEET TO THE POINT OF INTERSECTION WITH A LINE DRAWN 450 FEET (MEASURED PERPENDICULAR) SOUTH OF AND PARALLEL WITH NORTH LINE OF SAID LOT; THENCE NORTH 88 DEGREES 29 MINUTES 07 SECONDS EAST ALONG SAID PARALLEL LINE, 198.466 FEET; THENCE SOUTH 0 DEGREES 01 MINUTES 40 SECONDS WEST, ALONG A LINE DRAWN 45 FEET WEST OF AND PARALLEL TO THE EAST LINE OF SAID LOT 1, 126.005 FEET TO THE TRUE POINT OF BEGINNING OF THE HEREIN DESCRIBED TRACT; THENCE CONTINUING SOUTH 0 DEGREES 01 MINUTES 40 SECONDS WEST 33.04 FEET; THENCE SOUTH 88 DEGREES 29 MINUTES 07 SECONDS WEST, 198.495 FEET TO A POINT ON THE WEST LINE OF SAID LOT SAID POINT BEING 609.051 FEET SOUTH OF THE MOST NORTHWESTERLY CORNER OF SAID LOT 1; THENCE NORTH 0 DEGREES 02 MINUTES 15 SECONDS EAST, ALONG THE AFORESAID WEST LINE, 32.88 FEET; THENCE NORTH 88 DEGREES 29 MINUTES 07 SECONDS EAST, 198.487 FEET TO THE POINT OF BEGINNING IN SAID KENROY'S HUNTINGTON, BEING A SUBDIVISION OF PART OF THE EAST 1/2 OF SECTION 14, TOWNSHIP 41 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, ACCORDING TO THE PLAT THEREOF REGISTERED IN THE OFFICE OF THE REGISTRAR OF THE TITLES OF COOK COUNTY, ILLINOIS, ON SEPTEMBER 23, 1971, AS DOCUMENT NUMBER 2552987, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENT FOR INGRESS AND EGRESS AS DISCLOSED IN DECLARATION RECORDED AS DOCUMENT 21401332 AND ALSO DOCUMENT 21831899, ALL IN COOK COUNTY, ILLINOIS.