

UNOFFICIAL COPY

Doc#. 1715749170 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/06/2017 10:28 AM Pg: 1 of 3

Dec ID 20170401640258
ST/CO Stamp 1-903-546-816 ST Tax \$208.00 CO Tax \$104.00
City Stamp 1-027-000-768 City Tax: \$2,184.00

WARRANTY DEED ILLINOIS STATUTORY

THE GRANTOR (NAME AND ADDRESS)

Dennis Teng
2960 Willow Street
Denver, CO 80238

(The Above Space for Recorder's Use Only)

THE GRANTOR Dennis Teng, a single man for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS AND WARRANTS to Meghan Possley, Individually, all right, title and interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Permanent Index Number(s): 14-20-212-021-1020 and 14-20-212-021-1125

Property Address: 944 Grace Street, ~~Unit~~ [#] E202, Chicago, Illinois 60613

SUBJECT TO: Hereby releasing and waiving all right under and by virtue of the Homestead Exemption Laws of the State of Illinois, SUBJECT TO (1) general real estate taxes not yet due or payable and subsequent years and all instruments, covenants, restrictions, conditions, applicable zoning laws, ordinances and regulations of record.

Dated this 21st day of April, 2017.

Dennis Teng (Seal)
Dennis Teng

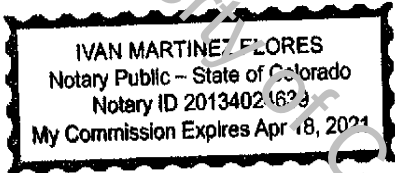
17-0503 2/3

UNOFFICIAL COPY

Colorado I.M.
 STATE OF ILLINOIS)
) SS,
 COUNTY OF COOK)
 Arapahoe I.M.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Dennis Teng personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered in the 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 21st day of April, 2017.



 Notary Public

THIS INSTRUMENT PREPARED BY
 Chang Legal, LLC
 1990 E. Algonquin Rd., Suite 260
 Schaumburg, IL 60173

MAIL TO:

Meghan Possley
 944 Grace Street, E202
 Chicago, IL 60613

SEND SUBSEQUENT TAX BILLS TO:

Meghan Possley
 944 Grace Street
 # ~~E202~~ E202
 Chicago, IL 60613

REAL ESTATE TRANSFER TAX		05-Jun-2017
	COUNTY:	104.00
	ILLINOIS:	208.00
	TOTAL:	312.00
14-20-212-021-1020 20170401640258 1-903-546-816		

REAL ESTATE TRANSFER TAX		05-Jun-2017
	CHICAGO:	1,560.00
	CTA:	624.00
	TOTAL:	2,184.00 *
14-20-212-021-1020 20170401640258 1-027-000-768		
* Total does not include any applicable penalty or interest due.		

UNOFFICIAL COPY

EXHIBIT A LEGAL DESCRIPTION

Unit 944-E202 and P-45 in Grace-Sheffield Condominiums, together with an undivided percentage interest in the common elements as defined and delineated in the Declaration recorded as Document 98338746, of the following real estate:

Parcel 1:

Lots 11, 12 and 13 in S.H. Kerfoot's Subdivision of the North West 1/4 of Block 7 in Laflin, Smith and Dyer's Subdivision of the North East 1/4 (except 1.28 acres in the North East corner thereof) of Section 20, Township 40 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2:

The West 1/4 of the South West 1/4 of Block 7 and also the West 100 feet of the East Three Quarters of the said South West 1/4 of said Block 7 (which said West 100 feet are otherwise known as Lot 3 in Stock's Subdivision of the East Three Quarters of the South West 1/4 of said Block 7): All in Laflin, Smith and Dyer's Subdivision of the North East 1/4 (except 1.28 acres in the North West corner thereof) of Section 20, Township 40 North, Range 14 East of the Third Principal Meridian (excepting streets from both parts of the foregoing description) in Cook County, Illinois.