

# UNOFFICIAL COPY

## WARRANTY DEED

Statutory (ILLINOIS)

### MAIL TO:

Law Offices of Soojae Lee  
1699 Wall St., # 220  
Mt. Prospect, IL 60056

### TAX BILL TO:

Susan Sonwoo Choh  
8300 Concord Dr., # 206  
Morton Grove, IL 60053



Doc# 1725044072 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 09/07/2017 03:44 PM PG: 1 OF 3

THE GRANTOR **Marcin Kabanski** a divorced man not since remarried, and not a part to the civil union, and **Anna B. Kabanska**, a divorced woman not since remarried, and not a part to the civil union, of 8300 Concord Drive, Unit 206, Morton Grove, Cook County, State of Illinois, for and in consideration of Ten and No/100 (\$10.00) DOLLARS, and other good and valuable consideration in hand paid CONVEY and WARRANT to **Changwoo Lee, Steve Lee, and Susan Sonwoo Choh**, as joint tenants, the following described Real Estate situated in the County of Cook, State of Illinois, to wit

SEE ATTACHED LEGAL DESCRIPTION

SUBJECT TO: General taxes for 2017 and subsequent years and (a) general real estate tax not due and payable at the time of closing; (b) building lines and building laws and ordinances, use or occupancy restrictions, conditions and covenants of record; (c) zoning laws and ordinances which conform to the present usage of the premises; (d) public and utility easements which serve the premises; (e) public roads and highways; (f) party wall rights and agreements, if any; and (g) limitations and conditions imposed by the Illinois Condominium Property Act and condominium declaration, if applicable.

PERMANENT INDEX NUMBER: 10-20-121-044-1006

PROPERTY ADDRESS: 8300 Concord Dr, Unit 206, Morton Grove, IL 60053

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

DATED THIS 29th DAY OF August, 2017

VILLAGE OF MORTON GROVE REAL ESTATE TRANSFER STAMP  
NO. 06805 AMOUNT \$ 171.00 DATE 8-22-17  
ADDRESS 8300 Concord Dr # 206  
BY J. Skeehan  
(VOID IF DIFFERENT FROM DEED)

REAL ESTATE TRANSFER TAX 08-Sep-2017



COUNTY: 125.50  
ILLINOIS: 251.00  
TOTAL: 376.50

10-20-121-044-1006 | 20170801607750 | 2-080-971-712

CCRD REVIEW

# UNOFFICIAL COPY

*Marcin Kabanski*

Marcin Kabanski

*Anna B. Kabanska*

Anna B. Kabanska

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY that **Marcin Kabanski and Anna B. Kabanska**, are personally known to me to be the same person(s) whose name(s) is 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 29<sup>th</sup> Day of July 2017.  
Commission expires 01/16/2021.

NOTARY PUBLIC



Prepared by:

Alicja M. Sroka  
Alicja M. Sroka & Associates, P.C.  
Attorney at Law  
7742 W. Higgins, Unit C102  
Chicago, Illinois 60631

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

## LEGAL DESCRIPTION

### EXHIBIT A

#### PARCEL 1:

UNIT NUMBER 206 IN TRAFALGAR SQUARE CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:  
THE SOUTH 390.55 FEET OF LOT 25 LYING BELOW A HORIZONTAL PLANE OF 669.63 FEET (NGVD) IN TRAFALGAR SQUARE, BEING A RESUBDIVISION OF PARTS OF SECTION 20, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 25, 2005 AS DOCUMENT NUMBER 0520644060, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS APPENDIX "B" TO DECLARATION OF CONDOMINIUM RECORDED MARCH 29, 2007 AS DOCUMENT NUMBER 0708815101, AS AMENDED BY SUPPLEMENT NO. 1 TO DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED APRIL 12, 2007 AS DOCUMENT NUMBER 0710209097, AND AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

#### PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF LIMITED COMMON ELEMENTS KNOWN AS PARKING SPACES P-4 AND P-51, AND STORAGE SPACES S-4 AND S-51, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID.

#### PARCEL 3:

NON-EXCLUSIVE PERPETUAL EASEMENT FOR THE BENEFIT OF PARCEL 1 CONTAINED IN THE DECLARATION OF EASEMENTS FOR TRAFALGAR SQUARE OF MORTON GROVE RECORDED JUNE 30, 2005 AS DOCUMENT 0518102246 FOR ACCESS, INGRESS AND EGRESS OVER AND ACROSS THE "AUSTIN AVENUE EASEMENT AREA" AS DESCRIBED THEREIN.

#### PIN AND PROPERTY ADDRESS FOR INFORMATIONAL PURPOSES ONLY:

10-20-121-044-1006

8300 Concord Dr, Unit 206, Morton Grove, IL 60053