

UNOFFICIAL COPY

1785489 1/2

Old Republic Title
9601 Southwest Highway
Oak Lawn, IL 60453



Doc# 1727913025 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 10/06/2017 10:38 AM PG: 1 OF 3

WARRANTY DEED

Tenants by the Entirety

THIS INDENTURE WITNESSETH, that the Grantor(s), Brian Raymond Mullins, married to Heather Mullins*, 1723 N. Fremont St., Chicago, IL 60614, of the County of Cook and State of Illinois for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations, the receipt of which is hereby acknowledged, CONVEY(S) and WARRANT(S) TO Peter H Hwang and Jennifer Cho, husband and wife, 161 West Kinzie, # 1910 Chicago, IL 60654, not as Tenants in Common or as Joint Tenants but as Tenants by the Entirety the following described real estate, to-wit:

PARCEL 1: UNIT 1733: THAT PART OF LOTS 124 AND 125, TAKEN AS ONE TRACT, IN WHEELER'S SUBDIVISION OF BLOCK 6 IN SHEFFIELD'S ADDITION TO CHICAGO IN THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 32, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE MOST SOUTHERLY CORNER OF LOT 119, THENCE NORTH 44 DEGREES 46 MINUTES 13 SECOND WEST ALONG THE SOUTHWESTERLY LINE OF LOTS 119 THROUGH 125, A DISTANCE OF 201.60 FEET TO THE POINT OF BEGINNING OF THE TRACT TO BE DESCRIBED HEREIN, CONTINUING THENCE NORTH 44 DEGREES 46 MINUTES 13 SECONDS WEST, ALONG THE SOUTHWESTERLY LINE OF SAID LOTS, A DISTANCE OF 27.97 FEET TO A POINT IN THE SOUTHWESTERLY LINE OF LOT 125 WHICH IS 10 FEET SOUTHEASTERLY OF THE MOST WESTERLY CORNER OF LOT 125; THENCE NORTH 44 DEGREES 57 MINUTES 08 SECONDS EAST ALONG A LINE WHICH IS 10 FEET SOUTHEASTERLY OF AND PARALLEL TO THE NORTHWESTERLY LINE OF LOT 125, A DISTANCE OF 53.00 FEET; THENCE SOUTH 44 DEGREES 46 MINUTES 13 SECONDS EAST A DISTANCE OF 28.226 FEET; THENCE SOUTH 45 DEGREES 13 MINUTES 47 SECONDS WEST A DISTANCE OF 52.999 FEET TO THE POINT OF BEGINNING, IN THE CITY OF CHICAGO, COOK COUNTY, ILLINOIS.

PARCEL 2: THAT PART OF LOTS 124 AND 125, TAKEN AS A TRACT, IN WHEELER'S SUBDIVISION OF BLOCK 6 IN SHEFFIELD'S ADDITION TO CHICAGO IN THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 32, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT IN THE SOUTHWESTERLY LINE OF LOT 125 WHICH IS 10 FEET SOUTHEASTERLY OF THE MOST WESTERLY CORNER OF LOT 125; THENCE NORTH 44 DEGREES 57 MINUTES 08 SECONDS EAST ALONG A LINE WHICH IS 10 FEET SOUTHEASTERLY OF AND PARALLEL TO THE NORTHWESTERLY LINE OF LOT 125, A DISTANCE OF 53.00 FEET FOR A POINT OF BEGINNING OF THE TRACT TO BE DESCRIBED HEREIN, CONTINUING THENCE NORTH 44

R

UNOFFICIAL COPY


DEGREES 57 MINUTES 08 SECONDS EAST ALONG SAID PARALLEL LINE, A DISTANCE OF 30.131 FEET; THENCE DUE SOUTH, A DISTANCE OF 39.964 FEET; THENCE SOUTH 45 DEGREES 13 MINUTES 47 SECONDS WEST, A DISTANCE OF 1.985 FEET; THENCE NORTH 44 DEGREES 46 MINUTES 13 SECONDS WEST, A DISTANCE OF 28.226 FEET, TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS

Permanent Real Estate Index Number: 14-32-421-009-0000


Address of Real Estate: 1733 N Bissell St, Chicago, IL 60614

Subject to the following restrictions: a) all taxes and special assessments for the year 2016 and thereafter; b) zoning laws and ordinances; c) covenants, conditions, restrictions of record and easements for the use of public utilities; d) roads and highways; situated in, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 28th Day of September, 2017




 Brian Raymond Mullins

*Not subject to Homestead Rights

REAL ESTATE TRANSFER TAX		02-Oct-2017
	CHICAGO:	5,332.50
	CTA:	2,133.00
	TOTAL:	7,465.50 *

14-32-421-009-0000 | 20170901630709 | 1-322-706-880

* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX		03-Oct-2017
	COUNTY:	355.50
	ILLINOIS:	711.00
	TOTAL:	1,066.50

14-32-421-009-0000 | 20170901630709 | 325-387-712

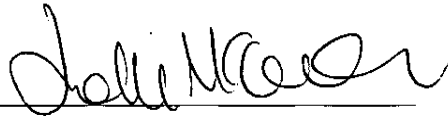
UNOFFICIAL COPY

STATE OF IL)

COUNTY OF COOK) ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT , Brian Raymond Mullins, personally known to me to be the same person(s) whose names are subscribed to the foregoing instrument, as having executed the same, appeared before me this day in person and acknowledged that (he/she/they) signed, sealed, and delivered the said instrument as (his/her/their) free and voluntary act for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

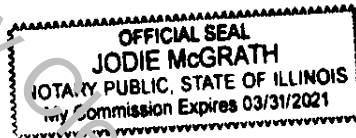
Given under my hand and Notarial Seal this 28 day of September, 2017.



Notary Public

This Instrument was prepared by:

Law Office of Mendoza Pacheco, LLC
5715 W. Irving Park Road
Chicago IL 60634



Future Tax Bills to:

Peter H. Hwang
1733 N. Bissell St.
Chicago, IL 60614

After recording return document to:

The Law Offices of
Paul A. Youkhana
201 E. Ohio St.
Chicago, IL 60611