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WARRANTY DEED ILLINOIS STATUTORY

THE GRANTOR (NAME AND ADDRESS)

Ping Wang
811 S Western Avenue, Unit 4
Chicago, IL 60612

Old Republic Title
9601 Southwest Highway
Oak Lawn, IL 60453

1786280/2



1731834082

Doc# 1731834082 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 11/14/2017 02:35 PM PG: 1 OF 3

(The Above Space for Recorder's Use Only)

THE GRANTOR Ping Wang, a married person, of City of Chicago, County of Cook, State of Illinois, 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 THE GRANTEE, Demetrios Stellatos, 2 married man, of 2707 W Augusta, Chicago, IL 60622, 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): 17-18-314-069-1028

Property Address: 811 S Western Avenue, Unit 4, Chicago, IL 60612

SUBJECT TO: Covenants, conditions and restrictions of record, private and utility easements and roads and highways, general taxes for the year 2017 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s).

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

Dated this 23 day of October 2017.

Ping Wang (Seal)
Ping Wang

This is not a homestead property as to Ping Wang and his spouse.

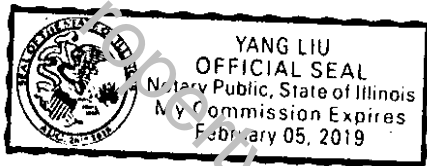
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STATE OF ILLINOIS)
) SS,
 COUNTY OF DU PAGE)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Ping Wang 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 she signed, sealed and delivered in the instrument as her 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 23 day of October, 2017.





 Notary Public


THIS INSTRUMENT PREPARED BY
 Wang & Associates, P.C.
 75 Executive Drive, Suite 106
 Aurora, IL 60504



MAIL TO:

Flynn & Flynn Law Office
 1415 W 22nd Street, Tower Floor
 Oak Brook, IL 60523

SEND SUBSEQUENT TAX BILLS TO:

Demetrios Stellas
 811 S Western Avenue, Unit 4
 Chicago, IL 60612

REAL ESTATE TRANSFER TAX	08-Nov-2017
	CHICAGO: 1,920.00
	CTA: 768.00
	TOTAL: 2,688.00 *
17-18-314-069-1028 20171101648690 0-911-872-032	
*Total does not include any applicable penalty or interest due.	

REAL ESTATE TRANSFER TAX	09-Nov-2017
 	COUNTY: 128.00
	ILLINOIS: 256.00
	TOTAL: 384.00
17-18-314-069-1028 20171101648690 0-893-997-088	

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EXHIBIT A LEGAL DESCRIPTION

PARCEL 1: UNIT 811-4 IN THE WESTERN-POLK CONDOMINIUMS AS DELINEATED ON THE SURVEY ON THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

LOTS 34, 35, 36, 37 AND 38 (EXCEPT FROM SAID LOTS PART TAKEN FOR WIDENING OF SOUTH WESTERN AVENUE) IN F. W. AND J. L. CAMPBELL'S SUBDIVISION OF BLOCK 13 IN MORRIS AND OTHER'S SUBDIVISION OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0020418828, IN COOK COUNTY, ILLINOIS.

PARCEL 2. THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P21, A LIMITED COMMON ELEMENT, AS SET FORTH IN THE AMENDMENT TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0020418828.

Property of Cook County Clerk's Office