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Chicago Title Insurance Company

Quit Claim DEED ILLINOIS STATUTORY



1731919055

Doc# 1731919055 Fee \$44.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 11/15/2017 03:24 PM PG: 1 OF 4

THE GRANTOR(S), Guanglan Li, of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Quit Claim to Jianrong Sheng and Chengduo Yu, as joint tenants.

(GRANTEE'S ADDRESS) 1419 W. Harrison, Chicago, IL 60607

of the County of Cook, all interest in the following described Real Estate situated in the Cook in the State of Illinois, to wit:

See attached.

SUBJECT TO:

Permanent Real Estate Index Number(s): 17-18-127-062-1004

Address(es) of Real Estate: 2357 W. Congress Pkwy., Apt. 4, Chicago, IL 60612

Dated this 25th day of October, 2017

Guanglan Li

Guanglan Li

COOK COUNTY CLERK'S OFFICE
[Signature]

REAL ESTATE TRANSFER TAX

16-Nov-2017



| | |
|----------|--------|
| CHICAGO: | 0.00 |
| CTA: | 0.00 |
| TOTAL: | 0.00 * |

17-18-127-062-1004 | 20171101648282 | 0-721-268-768

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

REAL ESTATE TRANSFER TAX

16-Nov-2017



| | |
|-----------|------|
| COUNTY: | 0.00 |
| ILLINOIS: | 0.00 |
| TOTAL: | 0.00 |

17-18-127-062-1004 | 20171101648282 | 0-290-377-760

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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Guanglan Li, 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 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 25th day of October, 2017



[Signature] (Notary Public)
EXEMPT UNDER PROVISIONS OF PARAGRAPH
E SECTION 31 - 45,
REAL ESTATE TRANSFER TAX LAW

DATE: 10/25/17
[Signature]
Signature of Buyer, Seller, or Representative

Prepared By: Pengtian Ma
2961 S. Archer Ave.
Chicago, IL 60608

Mail To:
Changduo Yu
1419 W. Harrison
Chicago, IL 60607

Name & Address of Taxpayer:
Changduo Yu
1419 W. Harrison
Chicago, IL 60607

Office of Cook County Clerk's Office

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LEGAL DESCRIPTION

PARCEL 1:

UNIT 2357-4 IN 2357 WEST CONGRESS CONDOMINIUM AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: THAT PART OF THE FOLLOWING DESCRIBED PROPERTY TAKEN AS A TRACT: LOTS 21 TO 34, BOTH INCLUSIVE (EXCEPT THOSE PARTS TAKEN FOR STREETS) IN BLOCK 2 IN THE SUBDIVISION OF LOTS 1 TO 12 BOTH INCLUSIVE IN BLOCK 12 IN ROCKWELL'S ADDITION TO CHICAGO OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AS THE POINT OF INTERSECTION OF THE NORTH LINE OF WEST HARRISON STREET AND THE EAST LINE OF SOUTH WESTERLY AS WIDENED, SAID POINT ALSO BEGIN THE SOUTHWEST CORNER OF SAID TRACT; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, ALONG THE WEST LINE OF SAID TRACT, A DISTANCE OF 200.71 FEET TO THE POINT OF BEGINNING; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, A DISTANCE OF 127.70 FEET; THENCE A DISTANCE OF 7.51 FEET ALONG THE ARC OF CIRCLE CONVEX TO THE NORTHWEST, HAVING A RADIUS OF 17.00 FEET AND WHOSE CHORD OF 7.45 FEET BEARS NORTH 11 DEGREES 31 MINUTES 54 SECONDS EAST; THENCE NORTH 89 DEGREES 53 MINUTES 44 SECONDS EAST, A DISTANCE OF 25.96 FEET; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 135.00 FEET; THENCE SOUTH 89 DEGREES 53 MINUTES 44 SECONDS WEST, A DISTANCE OF 27.45 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED SEPTEMBER 12, 2002 AS DOCUMENT NUMBER 0021001525 TOGETHER WITH SAID UNITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING P-1, A LIMITED COMMON ELEMENT AS SET FORTH IN THE DECLARATION OF EASEMENTS RECORDED AS DOCUMENT 0020978333.

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STATEMENT BY GRANTOR AND GRANTEE

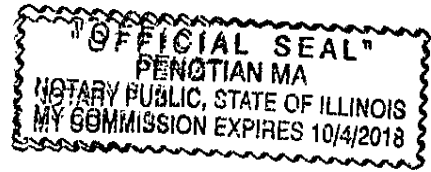
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 10/25/17

Signature Guanglan Li
Grantor or Agent

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID Guanglan Li

THIS 25th DAY OF October,
2017.



NOTARY PUBLIC [Signature]

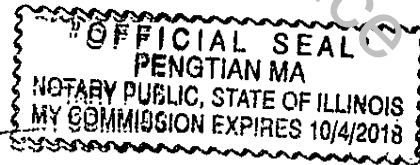
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated 10/25/17

Signature Jianrong Sheng
Grantee or Agent
Chengduo Yu

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID Jianrong Sheng
Chengduo Yu

THIS 25th DAY OF October,
2017.



NOTARY PUBLIC [Signature]

Note: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

[Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]