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Chicago Title Insurance Company

WARRANTY DEED ILLINOIS STATUTORY

(1/1) 4003530267

GIT

Doc#: 1734546065 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 12/11/2017 09:07 AM Pg: 1 of 3

Dec ID 20171201663125
ST/CO Stamp 0-187-668-512 ST Tax \$235.00 CO Tax \$117.50
City Stamp 0-858-757-152 City Tax: \$2,467.50

THE GRANTOR(S), FAP Properties, LLC an ^{Delaware} Illinois LLC 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 Warrant(s) to Wen Ren Qi Xu, wife + husband as tenants by the entirety (GRANTEE'S ADDRESS) 974 W. 35th Place, Unit 404, Chicago, Illinois 60608 of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See attached exhibit "A"

THIS IS NOT HOMESTEAD PROPERTY

SUBJECT TO: covenants, conditions and restrictions of record, private, public and utility easements and roads and highways, party wall rights and agreements, special taxes or assessment for improvements not yet completed, any confirmed special tax or assessment, installments not due at the date hereof of any special tax or assessment for improvements heretofore below, 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) 2017

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

Permanent Real Estate Index Number(s): 17-32-402-026-1026, 17-32-402-026-1116
Address(es) of Real Estate: 974 W. 35th Place, Unit 404, Chicago, Illinois 60609 TP 56

Dated this 7th day of Dec., 2017

* Frances DiFoggio Agent
FAP Properties, LLC an Illinois LLC
By: Frances DiFoggio, Sales Representative

* Delaware

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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 FAP Properties, LLC an Illinois LLC, by Frances DiFoggio, Sole Member personally known to me to be the same person(s) whose name(s) are 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 7th day of Dec., 2017



(Notary Public)

Commission Expires: 11/18/19

Prepared By: **Marty DeRoin**
210 S. Clark Street, Suite 2025
Chicago, Illinois 60603

Mail To:
Wei Ren
974 W. 35th Place, Unit 404
Chicago, Illinois 60608

Name & Address of Taxpayer:
Wei Ren
974 W. 35th Place, Unit 404
Chicago, Illinois 60608

REAL ESTATE TRANSFER TAX		08-Dec-2017
	COUNTY:	117.50
	ILLINOIS:	235.00
	TOTAL:	352.50
17-32-402-026-1026 20171201663125 0-187-668-512		

REAL ESTATE TRANSFER TAX		08-Dec-2017
	CHICAGO:	1,762.50
	CTA:	705.00
	TOTAL:	2,467.50 *
17-32-402-026-1026 20171201663125 0-858-757-152		

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

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EXHIBIT "A"

UNITS 404 AND P-56 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN MORGAN LOFTS CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0701015044, AS AMENDED, IN THE SOUTHEAST 1/4 OF SECTION 32, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property address: 574 West 35th Place Unit 404, Chicago, IL 60609
Tax Number: 17-32-402-026-1026

Property address: 974 West 35th Place P-56, Chicago, IL 60609
Tax Number: 17-32-402-026-1116

Property of Cook County Clerk's Office