

UNOFFICIAL COPY

Doc#. 1811701110 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 04/27/2018 11:17 AM Pg: 1 of 3

WARRANTY DEED

PLEASE RETURN TO:

Theresa Panzica
2510 W. Irving Pk Rd #9
Chicago, IL 60618

Dec ID 20180401655435
ST/CO Stamp 0-723-150-112 ST Tax \$325.00 CO Tax \$162.50
City Stamp 2-008-900-896 City Tax: \$3,412.50

SEND SUBSEQUENT TAX BILL TO:

Ya Ying Zheng and Jie Lian
715 W. 31st Street
Unit 1
Chicago, IL 60616

INSTRUMENT PREPARED BY:

Olivia Cheng
828 W. 31st St., Ste. C4
Chicago, Illinois 60608

THE GRANTORS,

JOSEPH C. ZHOU and **SHARI WU**, husband and wife, in consideration of Ten and 00/100 dollars, and other good and valuable considerations in hand paid, CONVEY and WARRANT to GRANTEES, **YA YING ZHENG** and **JIE LIAN**, husband and wife, as tenants by the entirety, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

Legal Description: See "Exhibit A"
Common Address: 715 W. 31st St., Unit 1, Chicago, Illinois 60616
PIN: 17-33-101-047-1001

SUBJECT TO: (a) real estate taxes not yet due and payable; (b) covenants, conditions and restrictions of record; (c) easements existing or of record; (d) building, building line and use or occupancy restrictions; (e) applicable ordinances of the local municipality; (f) special taxes or assessments not yet levied; (g) acts done by or suffered through buyer.

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

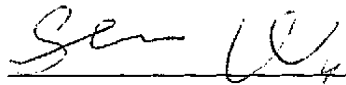
[SIGNATURE PAGE TO FOLLOW]

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IN WITNESS WHEREOF, said Grantors have caused their name to be signed to these present this 24 day of April, 2018.



JOSEPH C. ZHOU

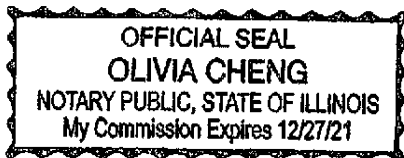


SHARI WU

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **JOSEPH C. ZHOU** and **SHARI WU**, 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 he signed, sealed and delivered the paid instrument, as a free and voluntary act, for the uses and purposes herein set forth, including release and waiver of the right of homestead.

Given under my hand and official seal, this 22nd day of April, 2018.





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EXHIBIT A

Legal Description:

PARCEL 1:

UNIT 2 IN THE 715 WEST 31ST STREET CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THE EAST 28.0 FEET OF THE WEST 84.0 FEET OF LOTS 2, 3, 4, 5, 6, 7, 8, 9 AND 10, TAKEN AS A SINGLE TRACT, ALL IN BISSELL'S SUBDIVISION OF THE EAST 1/2 OF THE NORTH 1/2 OF BLOCK 8 IN CANAL TRUSTEES' SUBDIVISION IN SECTION 33, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0617426095, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF BONUS ROOM L.C.E. UNIT 2 AND PARKING SPACE P-2, LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED AS EXHIBIT "C" TO THE DECLARATION AFORESAID, RECORDED AS DOCUMENT NUMBER 0617426095.

PIN: 17-33-101-047-1001

Common Known Address: 715 W 31st St, Unit 1 Chicago, IL 60616