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1819712024D

Doc# 1819712024 Fee \$40.00

This document prepared by:
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RHSP FEE:\$9.00 RPRF FEE: \$1.00
KAREN A. YARBROUGH
COOK COUNTY RECORDER OF DEEDS
DATE: 07/16/2018 10:10 AM PG: 1 OF 2

FIRST AMERICAN TITLE
FILE # 2921159

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25-01-217-056-0000
(Parcel Identification Number)

WARRANTY DEED

THE GRANTOR **Hutan Investment, L.L.C., an Illinois Limited Liability Company**, for valuable consideration of ten dollars (\$10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, does hereby convey and warrant unto **Valencia Koker, a married woman**, with a current address of 1234 Hayes Avenue Racine, WI 53405 hereinafter "Grantee", the following real estate, together with all improvements located thereon, lying in the County of Cook, State of Illinois, to-wit:

LOT 5 (EXCEPT THE NORTH 14 FEET THEREOF) AND ALL OF LOT 6 IN BLOCK 3 IN SIMON J. MORAND'S RESUBDIVISION OF THE EAST 1/2 OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 AND THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 1, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS 8912 S. CLYDE AVENUE, CHICAGO, IL 60617.

Hereby releasing and waiving all rights under and by virtue of the Homestead Laws of the State of Illinois. Subject to all easements, rights-of-way and protective covenants of record, if any.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's heirs and assigns forever, with all appurtenances thereunto belonging.

Grantor does for Grantor and Grantor's heirs, personal representatives, executors and assigns forever hereby covenant with Grantee that Grantor is lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

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WITNESS Grantor's hand this 2ND day of JULY, 2018.


Grantor: **Hutan Investment, LLC**, by **Wei-Ming Toh**, as Managing Member


STATE OF ILLINOIS
COUNTY OF COOK

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT **Wei-Ming Toh** personally known to me to be the same person(s) whose name is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered this instrument as his 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 2ND day of JULY, 2018.

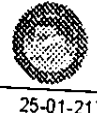




Notary Public

REAL ESTATE TRANSFER TAX		05-Jul-2018
	CHICAGO:	1,627.50
	CTA:	651.00
	TOTAL:	2,278.50 *
25-01-217-056-0000 20180701616473 1-184-549-664		
* Total does not include any applicable penalty or interest due.		

MAIL DEED, AFTER RECORDING, TO:

Valencia Koker
8912 S. Clyde
Chicago, IL 60617

REAL ESTATE TRANSFER TAX		05-Jul-2018
	COUNTY	108.50
	ILLINOIS:	217.00
	TOTAL:	325.50
25-01-217-056-0000 20180701616473 1-403-243-296		

SEND FUTURE TAX BILLS TO:

Valencia Koker
8912 S. Clyde
Chicago, IL 60617