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1824810041D

Doc# 1824810041 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 09/05/2018 03:29 PM PG: 1 OF 3

WARRANTY DEED

MAIL TO:

AMIRAN CREWELL LLC
2158 W. BARRY AVE
OFFICE
CHICAGO, IL 60618

NAME & ADDRESS OF TAXPAYER:

Darren Chen
2035 S. Indiana Ave., Unit 310
Chicago, IL 60616

GRANTORS, ETHAN RII and CONNIE RII, husband and wife, of the City of Chicago, County of Cook and State of Illinois, for and in consideration of Ten Dollars (10.00) and other good and valuable consideration in hand paid, CONVEY and WARRANT to the Grantee, DARREN CHEN, of 2957 S. Parnell, Chicago, IL, the following described real estate:

SEE LEGAL DESCRIPTION ATTACHED

FIRST AMERICAN TITLE
FILE # 2933825

Permanent Index Nos: 17-22-314-037-1022 and 17-22-314-037-1050

Property Address: 2035 S. Indiana Ave., Unit 310, Chicago, Illinois 60616

SUBJECT TO: (1) General real estate taxes for the year 2018, and subsequent years. (2) Covenants, conditions and restrictions of record. (3) Building line and use and occupancy restrictions of record. (4) Zoning laws and ordinances. (5) Easements of record.

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

Dated this 27th day of August, 2018



ETHAN RII



CONNIE RII

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STATE OF ILLINOIS)
) SS
 COUNTY OF COOK)

I the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that ETHAN RII and CONNIE RII, personally known to me to be the same persons whose names 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 notary seal, this 27th day of August, 2018



 Notary Public



My commission expires 8/21/21

REAL ESTATE TRANSFER TAX		31-Aug-2018
CHICAGO:		2,411.25
CTA:		964.50
TOTAL:		3,375.75
17-22-314-037-1022 20180801671530 0-682-041-504		
* Total does not include any applicable penalty or interest due.		

REAL ESTATE TRANSFER TAX		31-Aug-2018
COUNTY:		160.75
ILLINOIS:		321.50
TOTAL:		482.25
17-22-314-037-1022 20180801671530 0-563-658-912		

This instrument was prepared by Richard G. Ross, 851 Providence Drive, Algonquin, IL 60102

EXHIBIT A

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LEGAL DESCRIPTION

Legal Description: UNIT NUMBERS 310 AND P-12 IN LAKESIDE LOFTS CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY:

THAT PART OF LOT 10 (EXCEPT THE NORTH 10 FEET THEREOF) AND LOTS 11, 14, 15 AND 18 IN BLOCK 4 IN GEORGE SMITH'S ADDITION TO CHICAGO IN THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0714215059, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Permanent Index #'s: 17-22-314-037-1022 VOL. 512 and 17-22-314-037-1060 Vol. 512

Property Address: 2035 S Indiana Ave, Apt 310, Chicago, Illinois 60616-2464

Property of Cook County Clerk's Office