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Doc#: 1907249079 Fee: \$52.00

Edward M. Moody

Cook County Recorder of Deeds

Date: 03/13/2019 09:05 AM Pg: 1 of 3

Dec ID 20190301618906

ST/CO Stamp 0-969-078-176 ST Tax \$1,425.00 CO Tax \$712.50

City Stamp 0-025-890-208 City Tax: \$14,962.50

This document prepared by:)
 Name: Ryan Krueger)
 Firm/Company: Law Office of Ryan Krueger)
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 City, State, Zip: Glenview, Illinois 60025)
 Phone: 312-498-4586)

FIRST AMERICAN TITLE
FILE # 2955505

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14-33-412-022-0000

(Parcel Identification Number)

WARRANTY DEED

THE GRANTOR WEI MING TOH AND JIA WANG, 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 **JAMES R. HOWARD AND MARCIE HOWARD, HUSBAND AND WIFE**, not as tenants in common or as joint tenants, but rather as **TENANTS BY THE ENTIRETY** with rights of survivorship, hereinafter "Grantee", with a current address of 13 E. LAKE Street #2210
Chicago, IL, the following real estate, together with all improvements located thereon, lying in the County of Cook, State of Illinois, to-wit:

LOT 9 IN C.H. KINZER'S SUBDIVISION OF THE SOUTHWEST 1/4 OF LOT 12 NORTH ADDITION TO CHICAGO IN SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. COMMONLY KNOWN AS 322 WEST WILLOW STREET, CHICAGO, IL 60614.

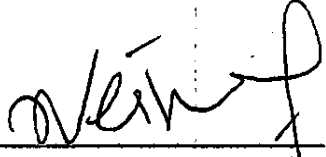
Hereby releasing and waiving all rights under and by virtue of the Homestead Laws of the State of Illinois. Subject to all easements, rights-of-way and protective covenants of record, if any.

TO HAVE AND TO HOLD same unto Grantees, and unto Grantees' 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 Grantees 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 7th day of MARCH, 2019.



Grantor: WEI MING TOH AND JIA WANG



Grantor: WEI MING TOH AND JIA WANG

STATE OF CALIFORNIA
COUNTY OF _____

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT WEI MING TOH AND JIA WANG, 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/she/they signed, sealed and delivered this instrument as his/her/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 notarial seal this ____ day of MARCH, 2019.

Notary Public

MAIL DEED, AFTER RECORDING, TO:

Dorothy M CULHANE
1910 S. INDIANA AVE #623
Chicago, IL 60616

**PLS SEE ATTACHED
CAACKNOWLEDGMENT**

SEND FUTURE TAX BILLS TO:
James & Marcie Howard
322 West Willow St
Chicago, IL 60614

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CERTIFICATE OF ACKNOWLEDGMENT California All-Purpose Acknowledgment

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Contra Costa

On March 7, 2019 before me, Patricia A. Rivera, Notary Public,
Date Name of Officer

personally appeared Wei Ming Toh and Jia Wang,
Name of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/hor/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Patricia A. Rivera
Signature of Notary Public

Place Notary Seal Above

Description of Attached Document

Title or Type of Document: Warranty Deed Parcel # 14-33-412-022-0000

Document Date: _____ Number of Pages: 2

Signers(s) other than named above: None