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Doc#: 1908057115 Fee: \$52.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 03/21/2019 10:38 AM Pg: 1 of 3

Dec ID 20190301623591
ST/CO Stamp 1-169-550-752 ST Tax \$590.00 CO Tax \$295.00
City Stamp 0-778-098-080 City Tax: \$6,195.00

196NW017017SK
192
CT

WARRANTY DEED ILLINOIS STATUTORY

(The Above Space for Recorder's Use Only)

THE GRANTOR, Robert Frain, a married man, husband and wife, of Calgary, Alberta, Canada for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS AND WARRANTS to Yafei Sun, an unmarried man, of 500 W. Belmont Avenue, Unit 5F, Chicago, Illinois 60657, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

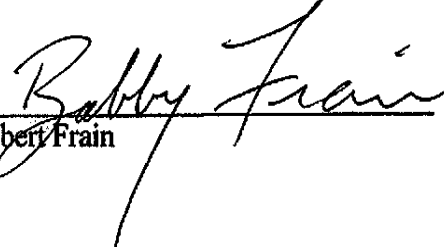
Permanent Index Number(s): 14-32-222-049-1006, 14-32-222-049-1011; 14-32-222-049-1017

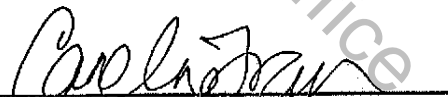
Property Address: 1122 W. Armitage, Unit 301, P2 and P8, Chicago, IL 60614

SUBJECT TO: covenants, conditions, and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due and payable at the time of Closing.

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

Dated this 12th day of March, 2019.


Robert Frain

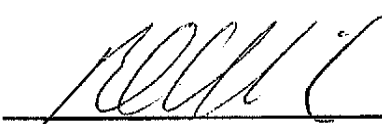

Caroline Frain, solely for the purpose
of waiving homestead

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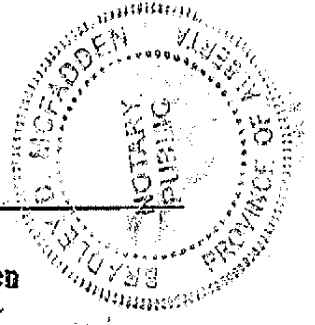
CANADA)
) SS,
PROVINCE OF ALBERTA)

I, the undersigned, a Notary Public in and for said Province of Alberta aforesaid, CERTIFY THAT Robert Frain and Caroline Frain 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 in the 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 notarial seal, this 12th day of March, 2019.



Notary Public
Bradley D. McFadden
Barrister and Solicitor



THIS INSTRUMENT PREPARED BY
Karen A. Grad, of counsel
McCormick Law Group LLC
2 North LaSalle Street, Suite 1250
Chicago, IL 60602

MAIL TO:

Erica Minchella, Esq.
Minchella & Associates, Ltd.
7538 St. Louis Avenue
Skokie, IL 60076

SEND SUBSEQUENT TAX BILLS TO:

Yafei Sun
1122 W. Armitage, Unit 301
Chicago, IL 60614

Property of Cook County Clerk's Office

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LEGAL DESCRIPTION

Order No.: 19GNW017017SK

For APN/Parcel ID(s): 14-32-222-049-1006, 14-32-222-049-1011 and 14-32-222-049-1017

UNITS 301 AND P2 AND P8 IN THE VICTORIAN GENTLEMAN I CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 23 AND 24 (EXCEPT THE WEST 3.5 FEET OF THE NORTH 25 FEET OF LOT 24) IN BLOCK 8 IN JAMES MORGAN'S SUBDIVISION OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF BLOCK 10 IN SHEFFIELD'S ADDITION (TO BE KNOWN AS SUB-BLOCK 8 OF BLOCK 10 OF SHEFFIELD'S ADDITION), IN SECTION 32, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

WHICH SURVEY IS ATTACHED AS EXHIBIT "E" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NO. 95002436, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Cook County Clerk's Office