

UNOFFICIAL COPY

QUIT CLAIM DEED

THE GRANTOR WILSON LAM, AS SUCCESSOR TRUSTEE OF THE ANNE W. LAM LIVING TRUST DATED MAY 8, 2000, for and in consideration of Ten and No/100 Dollars, in hand paid CONVEYS AND QUITCLAIMS to:

WILSON LAM and GEET Y. LAM

Husband and wife, not as Tenants in Common, but as JOINT TENANTS, all interests in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

THE WEST 1/2 OF LOT 5 IN BLOCK 2 IN ARCHER ADDITION TO CHICAGO IN SECTION 28, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N. 17-28-211-035-0000

COMMONLY KNOWN AS 248 WEST 23RD STREET, CHICAGO, IL 60616

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

Dated this 23rd day of July, 2019

Wilson Lam
WILSON LAM

Exempt under Real Estate Transfer Tax
Law 35 ILCS 200/31-45 sub par. e &
Cook County Ord. 93-0-27 par. e

REAL ESTATE TRANSFER TAX		12-Aug-2019
COUNTY:		0.00
ILLINOIS:		0.00
TOTAL:		0.00

17-28-211-035-0000 | 20190701644302 | 0-149-355-616

Date 7/23/19 Sign Geet Y. Lam

REAL ESTATE TRANSFER TAX		12-Aug-2019
CHICAGO:		0.00
CITY:		0.00
TOTAL:		0.00 *

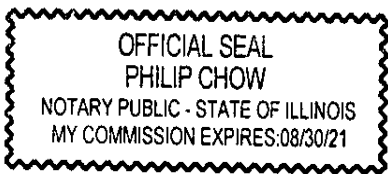
17-28-211-035-0000 | 20190701644302 | 1-516-436-576

* Total does not include any applicable penalty or interest due.

STATE OF ILLINOIS)
)
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State of Illinois, DO HEREBY CERTIFY THAT WILSON LAM, AS SUCCESSOR TRUSTEE OF THE ANNE W. LAM LIVING TRUST DATED MAY 8, 2000, is known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said 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 official seal, this 23rd day of July, 2019.



Philip Chow
NOTARY PUBLIC

Prepared by and Mail to: Philip Chow, Attorney at Law, 2323 S. Wentworth Avenue, Chicago, IL 60616
Send Subsequent Tax Bills to: Wilson Lam, 249 W. Alexander, Chicago, IL 60616

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GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE

AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or another entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

DATED: 7/23/2019

SIGNATURE: [Signature]
GRANTOR or AGENT

GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public:

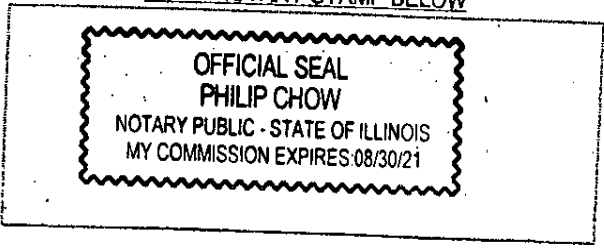
By the said (Name of Grantor): WILSON LAM

On this date of: 7/23/2019

NOTARY SIGNATURE: [Signature]

PHILIP CHOW

AFFIX NOTARY STAMP BELOW



GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

DATED: 7/23/2019

SIGNATURE: [Signature]
GRANTEE or AGENT

GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public:

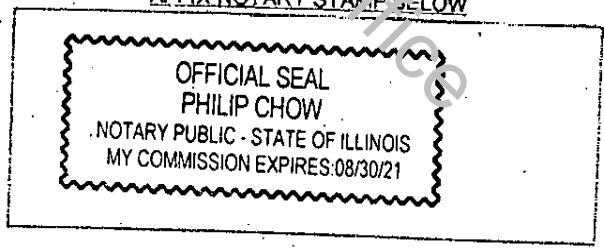
By the said (Name of Grantee): GEN Y. LAM

On this date of: 7/23/2019

NOTARY SIGNATURE: [Signature]

PHILIP CHOW

AFFIX NOTARY STAMP BELOW



CRIMINAL LIABILITY NOTICE

Pursuant to Section 55 ILCS 5/3-5020(b)(2), Any person who knowingly submits a false statement concerning the identity of a **GRANTEE** shall be guilty of a **CLASS C MISDEMEANOR** for the **FIRST OFFENSE**, and of a **CLASS A MISDEMEANOR**, for subsequent offenses.

(Attach to **DEED** or **ABI** to be recorded in Cook County, Illinois if exempt under provisions of the **Illinois Real Estate Transfer Act**: (35 ILCS 200/Art. 31)