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Doc# 1925455343 Fee \$88.00

RHSP FEE:\$9.00 APRF FEE: \$1.00

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 09/11/2019 02:54 PM PG: 1 OF 3

WARRANTY DEED ILLINOIS STATUTORY

THE GRANTORS (NAME AND ADDRESS)

Il K CHONG and Sa S Chong

PRECISION TITLE

(The Above Space for Recorder's Use Only)

THE GRANTORS Il K Chong and Sa S Chong, as joint tenants for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEY AND WARRANT to 3009 West Lawrence, LLC., a limited liability company of 3115 Old McHenry Road, Long Grove, IL 60047, in fee simple forever, 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): 13-13-103-002-0000

Property Address: 3009-17 W. Lawrence Ave., Chicago, IL 60625

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

Dated this 11th day of September 2019.

Il K. Chong

Sa S. Chong

REAL ESTATE TRANSFER TAX 05-Sep-2019



CHICAGO: 10,725.00
CTA: 4,290.00
TOTAL: 15,015.00 *

13-13-103-002-0000 | 20190901680600 | 2-051-535-456

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

REAL ESTATE TRANSFER TAX 05-Sep-2019



COUNTY: 715.00
ILLINOIS: 1,430.00
TOTAL: 2,145.00

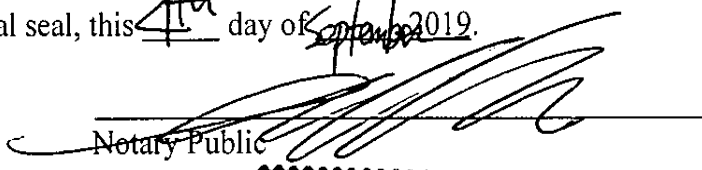
13-13-103-002-0000 | 20190901680600 | 0-896-600-672

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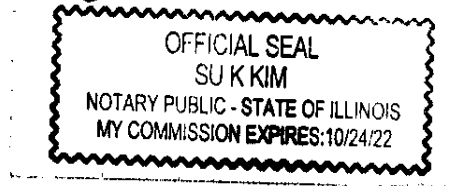
STATE OF ILLINOIS)
) SS,
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT II K. Chong and Sa S. Chong 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 4th day of September 2019.



Notary Public



THIS INSTRUMENT PREPARED BY
Law Offices of CK & Associates, LLC
8930 Waukegan Rd., Ste. 210
Morton Grove, IL 60053

MAIL TO:

Michael Grabill
707 Skokie Blvd.
Suite 420
Northbrook IL 60062

SEND SUBSEQUENT TAX BILLS TO:

3009 West Lawrence, LLC
3009-17 W. Lawrence Ave.,
Chicago, IL 60625

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EXHIBIT A LEGAL DESCRIPTION

LOTS 3, 4, 5, 6 AND 7 IN BLOCK 33 IN THE NORTHWEST LAND ASSOCIATION SUBDIVISION OF THE WEST ½ OF THE NORTHWEST ¼ OF SECTION 13, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THE RAILROAD RIGHT OF WAY), IN CHICAGO, COOK COUNTY, ILLINOIS.

Commonly known as: 3009-17 W. Lawrence Avenue, Chicago, IL 60625

Parcel ID(s): 13-13-103-002-0000