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UNOFFICIAL COPY

**WARRANTY DEED
ILLINOIS STATUTORY**

195T05247113

Doc#: 2000346273 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 01/03/2020 01:40 PM Pg: 1 of 2

Dec ID 20191201678122
ST/CO Stamp 0-877-530-464 ST Tax \$120.00 CO Tax \$60.00

Property of Cook County Clerk's Office

THE GRANTORS, ULYANA KOVALCHUK and MYKHAILO BARGAN, husband and wife, of the County of Cook, State of Illinois, for and in consideration of TEN (\$10.00) DOLLARS, and other good and valuable consideration in hand paid, **CONVEY and WARRANT** unto **GRANTEES, DANNY DANG and NGHIA PHUONG THI NGUYEN**,

**Strike Inapplicable

- ~~(a) as Tenants in Common~~
- (b) not as Tenants in Common, but as Joint Tenants
- ~~(c) husband and wife, as Tenants by the Entirety~~

(GRANTEE'S ADDRESS) of 4849 N. Lawndale Avenue, Unit 2, Chicago, Illinois 60625, of the County of Cook, all interest in the following described Real Estate situated in the County of COOK, in the State of Illinois, to wit:

Unit No. N-102 as delineated on survey of the following described parcel of real estate (hereinafter referred to as 'Development Parcel'): The South 198.07 feet of the North 440.74 feet as measured on the East and West lines (except the South 21.33 feet of the North 264.0 feet of the West 40 feet thereof) of Lot 7 in Administrators Subdivision of the Northwest Fractional 1/4 of Fractional Section 10, Township 41 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois; also that part of the North 264.0 feet of the West 40.0 feet of Lot 7 in said Administrator's Subdivision described as follows: Beginning at a point on the West line of said Lot 7, said point being 264.0 feet South of the Northwest corner of said Lot 7; thence East along a line 264.0 feet South of and parallel with the North line of said Lot 7, 40.0 feet; thence North along a line parallel with the West line of said Lot 7, 40.0 feet; thence Southwesterly 56.39 feet to the point of beginning; Which survey is attached as Exhibit 'A' to declaration made by Chicago Title and Trust Company, as Trustee under trust no. 46618 and recorded in the Recorder's Office of Cook County, Illinois as document 19548782 as amended from time to time, together with its undivided percentage interest in said Development Parcel (excepting from said Development Parcel all the Land, property and space comprising all the units of said property said units are delineated on said survey), all in Cook County, Illinois.

Permanent Index Number(s): 10-10-100-024-1012
Address of Real Estate: 10117 Cherry Pkwy., Unit 102, Skokie, Illinois 60076

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

SUBJECT TO: General real estate taxes not yet due and payable; 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 the Declaration of Condominium Ownership, as amended from time to time.

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Dated this 26th day of December, 2019

Grantor:

Grantor:

U. Kovalchuk
ULYANA KOVALCHUK

Bargan M.
MYKHAILO BARGAN

STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, **CERTIFY THAT ULYANA KOVALCHUK and MYKHAILO BARGAN**, husband and wife, 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 official seal, this 26th day of December, 2019.

Ally Katz
Notary Public

Prepared By: R. Anthony DeFrenza, Esq.
DEFRENZA MOSCONI, PC
707 Skokie Boulevard, Suite 410
Northbrook, Illinois 60062

Mail To: Liem Kieu, Esq.
ATTORNEY AT LAW
1023 1/2 W. Argyle Street
Chicago, Illinois 60640



Taxpayer: Danny Dang and Nghia Nguyen
10117 Cherry Pkwy., Unit 102
Skokie, Illinois 60076

