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F11e21-1174 WARRANTY DEED ILLINOIS STATUTORY Doc#. 2120920093 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 07/28/2021 07:19 AM Pg: 1 of 3

Dec ID 20210701614263

ST/CO Stamp 0-423-545-616 ST Tax \$460.00 CO Tax \$230.00

City Stamp 1-881-983-760 City Tax: \$4,830.00

(The Above Space for Recorder's Use Only)

Droponty Or Co THE GRANTORS David M. Wong and Kainryn Wong, husband and wife, of 814 North Washtenaw Avenue, Unit 1, Chicago, IL 6062? 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 Sean Roger Rowe, unmarried, of 847 North Rockwell Street, Apt. 2N, Chicago, IL 60622, in fee simple forever, the following described sent 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): 16-01-425-050-1001

Property Address: 814 North Washtenaw Avenue, Unit 1, Chicago, IL 60622

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.

REAL ESTATE TRANSFER TAX 26-J				
			COUNTY:	230()
	المحمد المحمد		illinois:	460 🚺
_			TOTAL:	690
16-01-425-050-1001		20210701614263	0-423-545-614	

REAL ESTATE TRANSFER TAX				
	CHICAGO:	26-Jul-2021		
\$18 prop 1	CTA:	3,450.00		
		1,380,00		
16-01-425-050-40-		4,830.00		
16-01-425-050-1001 * Total does not include	20210701614263	1-881-983-760		
*Total does not include any applicable penalty or interest due.				

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Dated this 15 day of July , 2021.

X David M. Wong Kathryn Wong

STATE OF TIMOIS) SS COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT David W. Yong and Kathryn Wong, known to me to be the same persons whose names are subscribed to the regeoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered 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

.2021 ر__

OFFICIAL SEAL CYNTHIA RAMIREZ NOTARY PUBLIC, STATE OF ILLINOIS My Commission Expires 2/1/25

THIS INSTRUMENT PREPARED BY

Michelle Laiss ATTORNEY AT LAW 1530 West Fullerton Avenue Chicago, IL 60614

MAIL TO: Kristen Duffy DUFFY LAW, LLC 130 N. Garland Court Suite 4702 Chicago, IL 60602 SEND SUBSEQUENT TAX BILLS TO:

C/Option Option

Sean Roger Rowe 814 North Washtenaw Avenue Unit 1 Chicago, IL 60622

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EXHIBIT A LEGAL DESCRIPTION

Parcel 1:

Unit Number 1 in Washtenaw Place Condominium as delineated on a survey of the following described Real Estate:

Lot 17 in Block 4 in Taylor and Canda's Subdivision of the West 1/2 of the Southwest 1/4 of the Southeast 1/4 of Section 1, Township 39 North, Range 13, East of the Third Principal Meridian in Cook County, Illinois which is attached as Exhibit "A" to the Declaration of Condominium recorded as Pocument Number 0329532153, together with its undivided percentage interest in the common elements, in Cook County, Illinois.

Parcel 2:

The exclusive right to the use of parking Space P-1, a limited common element, as delineated on ratio.
Coopt Country Clark's Office the survey attached to the doclaration, aforesaid, recorded as Document Number 0329532153 in Cook County, Illinois.

16-01-425-050-1001