

# UNOFFICIAL COPY

## WARRANTY DEED

Individual to Individual

THE GRANTOR, Steven M. Ng and Sandy X. Ng, husband and wife of the City or Village of Chicago, County of Cook, State of Illinois, for and in consideration of Ten Dollars and other good and valuable consideration (\$10.00), in hand paid, CONVEYS and WARRANTS TO, Christian Faber, a married man AND Karl-Heinz Faber, \* the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

**See Attached Legal Description**

Doc#: 2128706368 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 10/14/2021 11:47 AM Pg: 1 of 2

Dec ID 20210901692065  
ST/CO Stamp 0-135-702-672 ST Tax \$700.00 CO Tax \$350.00  
City Stamp 1-544-628-368 City Tax: \$7,724.75

PERMANENT TAX NO.: **17-06-200-056-0000**

Commonly known as: 1530 N. Elk Grove Ave, Unit E, Chicago, IL 60622

\* A Married Man AS 70% interests in common

SUBJECT TO: General Real Estate Taxes for the year 2021 and subsequent years, covenants, conditions, and restrictions of record. Grantor is hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 24<sup>th</sup> day of September, 2021

[Signature]  
Steven M. Ng

[Signature]  
Sandy X. Ng

State of \_\_\_\_\_ )  
  )SS  
County of \_\_\_\_\_ )

Consulate General of the  
United States of America  
at Hong Kong }SS:

**FIRST AMERICAN TITLE**  
**FILE # AF1014757**

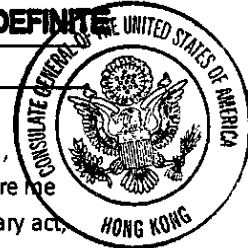
I, the undersigned, a ~~Notary Public in and for said County, in the State aforesaid,~~ DO HEREBY CERTIFY that Steven M. Ng, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed 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 homestead.

Given under my hand and official seal, this 24<sup>th</sup> day of September, 2021. My Commission expires **INDEFINITE**

Consulate General of the  
United States of America  
at Hong Kong }SS:

**Andrei Parvan**  
**U.S. Vice Consul**

[Signature]  
Notary Public



I, the undersigned, a ~~Notary Public in and for said County, in the State aforesaid,~~ DO HEREBY CERTIFY that Sandy X. Ng, personally 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 she 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 homestead.

Given under my hand and official seal, this 24<sup>th</sup> day of September 2021 My Commission expires **INDEFINITE**

**Andrei Parvan**  
**U.S. Vice Consul**

[Signature]  
Notary Public



This instrument was prepared by John F. Cloutier, 120 W. Madison #200-9, Chicago, IL 60602

MAIL TO: mail FAX Bill to Grantor's Address

Christian Faber  
1530 N Elk Grove, Unit E  
Chicago, IL 60622

**1 of 3**  
**FIRST AMERICAN TITLE**  
**FILE # AF1014757**

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EXHIBIT A

## LEGAL DESCRIPTION

Legal Description: THAT PART OF LOTS 10, 11, 12 AND 13 AND THAT PART OF THE 16.00 FOOT ALLEY LYING EAST OF AND ADJOINING LOT 10, DESCRIBED AS FOLLOWS: COMMENCING AT A POINT ON THE NORTH LINE OF SAID LOT 11, 104.54 FEET WEST OF (AS MEASURED ALONG SAID NORTH LINE) THE NORTHEAST CORNER THEREOF; THENCE SOUTH 00 DEGREES 00 MINUTES 53 SECONDS EAST, AT RIGHT ANGLES TO SAID NORTH LINE, A DISTANCE OF 2.49 FEET FOR THE POINT OF BEGINNING, THENCE CONTINUING SOUTH 00 DEGREES 00 MINUTES 53 SECONDS EAST, A DISTANCE OF 35.00 FEET; THENCE NORTH 89 DEGREES 59 MINUTES 07 SECONDS EAST, A DISTANCE OF 20.33 FEET; THENCE NORTH 00 DEGREES 00 MINUTES 53 SECONDS WEST, A DISTANCE OF 0.67 FEET, THENCE SOUTH 89 DEGREES 59 MINUTES 07 SECONDS WEST, 0.33 FEET, THENCE NORTH 00 DEGREES 00 MINUTES 53 SECONDS WEST, A DISTANCE OF 34.33 FEET, THENCE SOUTH 89 DEGREES 59 MINUTES 07 SECONDS WEST, A DISTANCE OF 20.00 FEET TO THE POINT OF BEGINNING, ALL IN BLOCK 3 IN PICKETT'S SECOND ADDITION TO CHICAGO, BEING A SUBDIVISION OF PART OF THE NORTH HALF OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AS DOCUMENT NO. 75478, IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 17-06-200-065-0000 (Vol. 583)

Property Address: 1530 North Elk Grove Avenue Unit E, Unit E, Chicago, Illinois 60622

Property of Cook County Clerk's Office