



2132601000



Chicago Title Insurance Company

TRUSTEE'S DEED
ILLINOIS STATUTORY

Doc# 2132601000 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 11/22/2021 09:16 AM PG: 1 OF 4

Property of Cook County Clerk's Office

THE GRANTOR(S), **Fajing Chang**, as Co-trustee of the Li-Yuan Chang Trust dated May 20, 2014, and **Fajing Chang**, as Co-trustee of the Fajing Chang Trust, dated May 20, 2014, and pursuant to the power and authority granted to them in said Trust Agreements, for and in consideration of ten and no/100 dollars (\$10.00) in hand paid, and in their capacity as Trustees does hereby grant, sell and convey to:

ALLAN CHANG, unmarried, of Chicago, Illinois

all right, title and interest in the following described Real Estate situated in the County Cook, City of Chicago, in the State of Illinois, to wit:

Legal description attached hereto as Exhibit "A"

Permanent Real Estate Index Number(s): 17-09-314-021-1117 & 17-09-314-021-1302

Address(es) of Real Estate: 200 North Jefferson 1609, Chicago, IL 60661

SUBJECT TO: General taxes for the year of 2021 and thereafter, and all instruments, covenants, restrictions, conditions, applicable zoning laws, ordinances, and regulations of record.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemptions Laws of the State of Illinois.

TO HAVE AND TO HOLD the above granted premises unto the grantee forever.

S Y
P 4
S Y-1
SC
INT A

Chicago Title 21GSA179145LP 1/2 MW

Trustees Deed

REAL ESTATE TRANSFER TAX		16-Nov-2021
	COUNTY:	165.00
	ILLINOIS:	330.00
	TOTAL:	495.00
17-09-314-021-1117 20211101635748 0-954-915-984		

REAL ESTATE TRANSFER TAX		16-Nov-2021
	CHICAGO:	2,475.00
	CTA:	990.00
	TOTAL:	3,465.00 *
17-09-314-021-1117 20211101635748 0-350-542-992		
* Total does not include any applicable penalty or interest due.		

UNOFFICIAL COPY

Dated this 10th day of November, 2021

[Signature]
Fajing Chang, Co-trustee of the Li-Yuan Chang Trust dated May 20, 2014

[Signature]
Fajing Chang, Co-trustee of the Fajing Chang Trust dated May 20, 2014

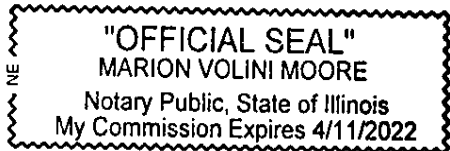
STATE OF Ill

COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT

Fajing Chang, personally known to me to be the same person(s) whose name(s) is 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 10th day of November, 2021



[Signature]
(Notary Public)

Prepared By: Marion Volini Moore
Attorney at Law
1055 W. Bryn Mawr Ave. Suite G
Chicago, IL 60660

Mail To:

Name & Address of Taxpayer:

Allan Chang
200 N. Jefferson #1609
Chicago IL 60661

Allan Chang
200 N. Jefferson #1609
Chicago IL 60661

UNOFFICIAL COPY



CHICAGO TITLE
COMPANY

LEGAL DESCRIPTION

Order No.: 21GSA179145LP

For APN/Parcel ID(s): 17-09-314-021-1117 and 17-09-314-021-1302

UNIT NUMBERS 1309 AND P-104 INCLUSIVE IN JEFFERSON TOWER CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PARCEL 1: LOTS 1 AND 2 IN MANNING'S SUBDIVISION OF LOTS 5 AND 8 IN BLOCK 25 IN THE ORIGINAL TOWN OF CHICAGO IN THE SOUTH HALF OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN; ALSO

PARCEL 2: THE 20 FOOT VACATED ALLEY SOUTH AND ADJOINING SAID LOTS 1 AND 2; ALSO

PARCEL 3: LOTS 3, 4, 5, 6, 7, 8 AND 9 (EXCEPT THE NORTH 10 FEET OF EACH SAID LOTS CONVEYED FOR A PUBLIC ALLEY) IN MANNING'S SUBDIVISION OF LOTS 5 AND 8 IN BLOCK 25 IN THE ORIGINAL TOWN OF CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN; ALSO

PARCEL 4: ALL OF LOTS 1 AND 4 LYING WEST OF THE LINE (HEREINAFTER CALLED THE DIVISION LINE) BEGINNING AT A POINT ON THE NORTH LINE OF SAID LOT 1 WHICH IS 49.65 FEET EAST OF THE NORTH WEST CORNER THEREOF, THENCE RUNNING SOUTH ALONG THE EAST FACE OF A BRICK WALL TO A POINT ON THE SOUTH LINE OF SAID LOT 4 WHICH IS 50.18 FEET EAST OF THE SOUTH WEST CORNER THEREOF IN BLOCK 25 IN ORIGINAL TOWN OF CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ALL TAKEN AS A TRACT (EXCEPT FROM THE ABOVE DESCRIBED TRACT THAT PART THEREOF LYING BELOW A HORIZONTAL PLANE HAVING AN ELEVATION OF +31.76 FEET ABOVE CHICAGO CITY DATUM AND LYING ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF +13.67 FEET ABOVE CHICAGO CITY DATUM AND LYING WITHIN ITS HORIZONTAL BOUNDARY PROJECT VERTICALLY AND DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID TRACT; THENCE NORTH 00°00'43" WEST, ALONG THE WEST LINE THEREOF, 25.26 FEET; THENCE SOUTH 89°55'59" EAST, 1.52 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 89°55'59" EAST, 57.12 FEET; THENCE NORTH 00°05'20" EAST, 28.48 FEET; THENCE SOUTH 89°53'53" EAST, 73.96 FEET; THENCE NORTH 00°06'07" EAST, 6.82 FEET; THENCE SOUTH 89°53'53" EAST, 17.72 FEET; THENCE SOUTH 00°15'38" EAST, 37.41 FEET; THENCE SOUTH 76°01'37" WEST, 94.92 FEET; THENCE NORTH 00°07'01" WEST, 1.03 FEET; THENCE NORTH 89°38'52" WEST, 37.86 FEET; THENCE NORTH 00°02'54" WEST, 10.31 FEET; THENCE NORTH 89°56'21" WEST, 19.06 FEET; THENCE NORTH 00°00'48" EAST, 13.66 FEET TO THE POINT OF BEGINNING;

ALSO, EXCEPT FROM THE ABOVE DESCRIBED TRACT THAT PART THEREOF LYING BELOW A SLANTED PLANE DEFINED BY THE HEREINAFTER DESCRIBED POINTS "A", "B" AND "C" AND LYING ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF +13.67 FEET ABOVE CHICAGO CITY DATUM AND LYING WITHIN ITS HORIZONTAL BOUNDARY PROJECT VERTICALLY AND DESCRIBED AS FOLLOWS:

UNOFFICIAL COPY

LEGAL DESCRIPTION

(continued)

COMMENCING AT THE SOUTHWEST CORNER OF SAID TRACT; THENCE NORTH 00°00'43" WEST, ALONG THE WEST LINE THEREOF, 25.26 FEET; THENCE SOUTH 89°55'59" EAST, 1.52 FEET TO THE POINT OF BEGINNING, SAID POINT BEING ALSO HORIZONTALLY POINT "A" WHICH HAS AN ELEVATION OF +31.76 FEET ABOVE CHICAGO CITY DATUM; THENCE SOUTH 89°55'59" EAST, 57.12 FEET, TO A POINT, SAID POINT BEING ALSO HORIZONTALLY POINT "B" WHICH HAS AN ELEVATION OF +31.76 FEET ABOVE CHICAGO CITY DATUM; THENCE NORTH 00°05'20" EAST, 28.48 FEET TO A POINT, SAID POINT BEING ALSO HORIZONTALLY POINT "C" WHICH HAS AN ELEVATION OF +30.18 FEET ABOVE CHICAGO CITY DATUM; THENCE NORTH 89°53'53" WEST, 57.16 FEET; THENCE SOUTH 00°00'48" WEST, 28.51 FEET TO THE POINT OF BEGINNING, ALSO, EXCEPT FROM THE ABOVE DESCRIBED TRACT THAT PART THEREOF LYING BELOW A HORIZONTAL PLANE HAVING AN ELEVATION OF +31.76 FEET ABOVE CHICAGO CITY DATUM AND LYING ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF +13.67 FEET ABOVE CHICAGO CITY DATUM AND LYING WITHIN ITS HORIZONTAL BOUNDARY PROJECT VERTICALLY AND DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID TRACT; THENCE NORTH 00°00'00" EAST, ALONG THE EAST LINE THEREOF, 98.04 FEET; THENCE NORTH 90°00'00" WEST, 18.57 FEET TO THE POINT OF BEGINNING; THENCE NORTH 00°00'00" EAST, 9.42 FEET; THENCE NORTH 90°00'00" WEST, 12.54 FEET; THENCE NORTH 00°00'00" EAST, 8.43 FEET; THENCE NORTH 90°00'00" WEST, 4.38 FEET; THENCE NORTH 00°00'00" EAST, 19.45 FEET; THENCE NORTH 89°59'43" EAST, 22.62 FEET; THENCE SOUTH 00°00'00" WEST, 7.82 FEET; THENCE SOUTH 90°00'00" EAST, 12.22 FEET; THENCE SOUTH 00°17'16" WEST, 29.48 FEET; THENCE NORTH 90°00'00" WEST, 17.78 FEET TO THE POINT OF BEGINNING), IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT 'B' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0536327117, AND AS AMENDED FROM TIME TO TIME; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Cook County Clerk's Office