

UNOFFICIAL COPY

WARRANTY DEED

22 GSA579132 LP
PLEASE RETURN TO:

Stefani Markovic, Esq.
7066 W. Higgins Ave
Chicago, Illinois 60656

SEND SUBSEQUENT TAX BILL TO:

Tamara Lakic and Dejan Bjelajac
307 Western Avenue
Des Plaines, Illinois ~~72756~~ 60014

INSTRUMENT PREPARED BY:

Olivia Cheng
828 W. 31st St., Ste. C4
Chicago, Illinois 60605

THE GRANTORS,

Jessica G. Ng and **Hugo Thompson Hui Sum Lai**, wife and husband, in consideration of Ten and 00/100 dollars, and other good and valuable considerations in hand paid, CONVEY and WARRANT to GRANTEES, **Tamara Lakic** and **Dejan Bjelajac**, husband and wife, as tenants by the entirety, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

Legal Description:	See "Exhibit A" attached
Common Address:	307 Western Ave., Des Plaines, IL 72756 60014
PIN:	09-17-213-043-0000

SUBJECT TO: (a) real estate taxes not yet due and payable; (b) covenants, conditions and restrictions of record; (c) easements existing or of record; (d) building, building line and use or occupancy restrictions; (e) applicable ordinances of the local municipality; (f) special taxes or assessments not yet levied; (g) acts done by or suffered through buyer.

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

Doc#. 2208113389 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/22/2022 04:10 PM Pg: 1 of 3

Dec ID 20220301645212
ST/CO Stamp 0-619-187-600 ST Tax \$359.00 CO Tax \$179.50

Chicago Title

UNOFFICIAL COPY

IN WITNESS WHEREOF, said Grantor(s) have caused their names to be signed to these present this 8th day of March 2022.

Jessica Ng

Jessica G. Ng

Hugo Thompson Hui Sum Lai

Hugo Thompson Hui Sum Lai

STATE OF Arkansas)
COUNTY OF Benton) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Jessica G. Ng and Hugo Thompson Hui Sum Lai, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the paid instrument, as a free and voluntary act, for the uses and purposes herein set forth, including release and waiver of the right of homestead.

Given under my hand and official seal, this 8th day of March 2022.

Jessica Pearson

NOTARY PUBLIC

DES PLAINES Real Estate Transfer Tax
3-10-22 No. 67821
\$2.00 per \$1,000.00
307 WESTERN AVE
CITY OF DES PLAINES

JESSICA PEARSON
Notary Public - Arkansas
Benton County
Commission # 22734973
My Commission Expires Jul 13, 2028

UNOFFICIAL COPY

LEGAL DESCRIPTION

Order No.: 22GSA579132LP

For APN/Parcel ID(s): 09-17-213-043-0000

PARCEL 1: THE WEST 21.07 FEET OF THE EAST 67.80 FEET OF LOT 26 IN LEXINGTON PARK-PHASE TWO, BEING A RESUBDIVISION OF BLOCK 'A' AND THE WEST 9.76 FEET, AS MEASURED PARALLEL WITH AND PERPENDICULAR TO THE WEST LINE THEREOF, OF BLOCK 'B' IN LEXINGTON PARK, BEING A SUBDIVISION OF PART OF THE WEST 1/2 OF THE NORTHEAST 1/4 AND PART OF THE EAST 1/2 OF THE NORTHWEST 1/4, ALL IN SECTION 17, TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF SAID LEXINGTON PARK - PHASE TWO RECORDED AUGUST 16, 2013 AS DOCUMENT 1312922094, IN COOK COUNTY, ILLINOIS

PARCEL 2: NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1, AS SET FORTH IN THE DECLARATION FOR LEXINGTON PARK TOWNHOMES DATED JUNE 26, 2008 AND RECORDED OCTOBER 3, 2008 AS DOCUMENT 0827733128, IN COOK COUNTY, ILLINOIS.

Cook County Clerk's Office