

# UNOFFICIAL COPY

**Please return to:**

Olivia Cheng  
828 W. 31<sup>st</sup> Street, C4  
Chicago, Illinois 60608

Doc#. 2208417223 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 03/25/2022 04:07 PM Pg: 1 of 3

**Send subsequent tax bill to:**

Yanyun Chen  
1720 W. 35<sup>th</sup> Street  
Chicago, Illinois 60609

Dec ID 20220201619484  
ST/CO Stamp 1-951-329-680 ST Tax \$437.00 CO Tax \$218.50  
City Stamp 0-152-038-800 City Tax: \$4,588.50

**Prepared by:**

Wallace K. Moy  
53 W. Jackson, Suite 1554  
Chicago, Illinois 60604

## WARRANTY DEED

THE GRANTOR(S), **Wei Wang Tan and Sasha He, his wife**, of 2838 S. Broad Street, the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten (\$10.00) Dollars, in hand paid, CONVEY AND WARRANT TO **Wenwei Chen and Yanyun Chen**, husband and wife, not as joint tenants or tenants in common, but as tenants by the entirety, of 4535 S. Homan Avenue, Chicago, Illinois the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

**LOT 21 IN SUBDIVISION OF BLOCK 2 IN BEER'S SUBDIVISION OF BLOCK 19 IN CANAL TRUSTEES' SUBDIVISION OF THE SOUTH ½ OF SECTION 31, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

P.I.N.: 17-31-228-036-0000

Commonly known as 1720 W. 35<sup>th</sup> Street, Chicago, Illinois 60609

SUBJECT TO: covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; homeowners or condominium association declaration and bylaws, if any; and general real estate taxes not yet due and payable at the time of Closing.

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

Chicago Title

226ms227999LP R/S 1002

# UNOFFICIAL COPY

REAL ESTATE TRANSFER TAX

22-Mar-2022



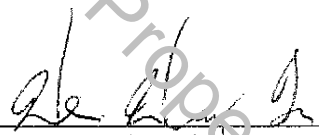
CHICAGO:	3,277.50
CTA:	1,311.00
TOTAL:	4,588.50 *

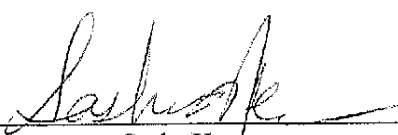
17-31-228-036-0000 | 20220201619484 | 0-152-038-800

\* Total does not include any applicable penalty or interest due.

Warranty Deed  
Page 2 of 2

Date this 17th day of March, 2022

  
\_\_\_\_\_  
Wei Wang Tan

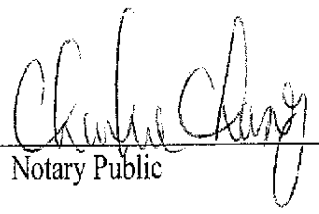
  
\_\_\_\_\_  
Sasha He

STATE OF ILLINOIS     )  
  ) ss  
COUNTY OF C O O K     )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Wei Wang Tan and Sasha He, his wife, personally known to me to be the same person(s) whose name(s) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/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 17th day of March, 2022.



  
\_\_\_\_\_  
Notary Public



# UNOFFICIAL COPY

ILLINOIS: 437.00

TOTAL: 655.50

17-31-228-036-0000

| 20220201619484 | 1-951-329-680

Property of Cook County Clerk's Office