

# UNOFFICIAL COPY

Doc# 2209128097 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 04/01/2022 11:01 AM Pg: 1 of 3

Dec ID 20220301663644  
ST/CO Stamp 0-783-465-872 ST Tax \$343.00 CO Tax \$171.50  
City Stamp 2-088-025-488 City Tax: \$3,601.50

---

FIRST AMERICAN TITLE  
FILE # AF 1020555

---

## COVER SHEET

Attached

For the Purpose of affixing Recording information

---

For this

Deed

---

# UNOFFICIAL COPY

## WARRANTY DEED

Grantors, **Linchao Zhao and Ning Li**, married woman and man of City of San Diego, County of San Diego, State of California, for and in consideration of TEN DOLLARS and other good and valuable consideration in hand paid, CONVEY AND WARRANT to **Mohsin Ali** \_\_\_\_\_ all interest in the following described Real Estate situated in County of Cook in the State of Illinois, to wit:

Legal Description:

**UNIT 1604 AND PARKING UNIT P-10 IN THE 1345 S. WABASH CONDOMINIUMS, AS DELINEATED ON THE SURVEY ATTACHED AS EXHIBIT B TO THE DECLARATION OF CONDOMINIUM RECORDED APRIL 29, 2015 IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NO. 1511919172, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.**

Property Address: **1345 South Wabash Avenue, Unit 1604 and P-10, Chicago, Illinois 60605**  
Permanent Index Number: **17-22-104-038-1105 and 17-22-104-038-1215**

SUBJECT TO: (i) general real estate taxes not yet due and payable; (ii) special taxes or assessments for improvements not yet completed and other assessments or installments thereof not due and payable at time of closing; and (iii) covenants, conditions, agreements, building lines and restrictions of record.

IN WITNESS WHEREOF, the said Grantors have signed this document on this 14<sup>th</sup> day of February 2022.

  
\_\_\_\_\_  
**Linchao Zhao**

  
\_\_\_\_\_  
**Ning Li**

State of California )  
                                  ) ss  
County of San Diego )

**FIRST AMERICAN TITLE**  
**FILE #** AF1020555  
1092

The undersigned, a Notary Public in and for the County and State aforesaid, does hereby certify **Linchao Zhao and Ning Li** personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

GIVEN, under my hand and Notarial Seal, this 24<sup>th</sup> day of February 2022.

NOTARY CERTIFICATE ATTACHED

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

This document was prepared by:  
**Xuqiang Yang, Esq.**  
**Z Wang and Associates, P.C.**  
20 S Clark St. Suite 750  
Chicago, Illinois 60603

After recording return to:  
Mohsin Ali  
1345 S. Wabash #1604  
Chicago IL 60605

Mail Tax Bill to: / Grantee's Address  
Mohsin Ali  
1345 S. Wabash, Unit 1604  
Chicago, IL 60605

# UNOFFICIAL COPY

Clear/Reset

WELLS  
FARGO

## All-purpose Acknowledgment California

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

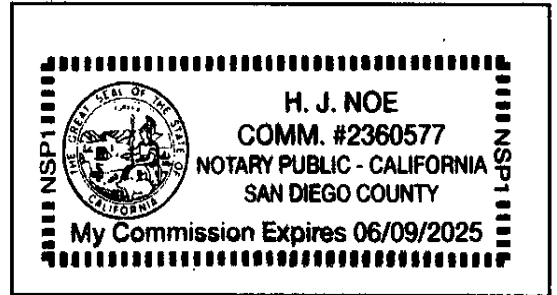
County of San Diego

On 02/24/2022 before me, H. J. Noe, notary public (here insert name and title of the officer),

personally appeared Linchao Zhao and Ning Li

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.



Notary Seal

WITNESS my hand and official seal.

Signature

### For Bank Purposes Only

Description of Attached Document

Type or Title of Document Warranty Deed

Document Date 02/24/2022

Number of Pages 1

Signer(s) Other Than Named Above none

Account Number (if applicable) none



F001-000DSG5350CA-01