

# UNOFFICIAL COPY

## Warranty Deed Statutory (ILLINOIS)

152  
**TRULY**  
TITLE  
22006851-20



\*22202570060\*

Doc# 2220257006 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 07/21/2022 11:36 AM PG: 1 OF 3

Above Space for Recorder's Use Only

**THE GRANTORS**, MATTHEW J. ADAMS and ANGELA ADAMS, husband and wife, for and in consideration of TEN AND NO/100 DOLLARS (\$10.00), and other consideration, **CONVEYS** and **WARRANTS** to : NGOC PHAM & MINH C. VAN, husband and wife as Tenants By The Entirety

*Grantees Address: 5020 N. HALSTED AVE.  
CHICAGO, IL 60625*

all interest in the following described real estate located in Cook County, Illinois, to wit:

**SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.**

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

**SUBJECT TO:** General taxes not yet due and payable at the time of closing; covenants, conditions, and restrictions of record; building lines, restrictions and easements of record.

Permanent Index Number (PIN): 12-01-408-058-0000

Address of Real Estate: 5741 N. Oketo Ave., Chicago, IL 60631

Dated this 11<sup>th</sup> day of JULY, 2022.

MATTHEW J. ADAMS

ANGELA ADAMS

### REAL ESTATE TRANSFER TAX 21-Jul-2022



CHICAGO: 2,962.50  
CTA: 1,185.00  
TOTAL: 4,147.50 \*

12-01-408-058-0000 | 20220701685648 | 0-454-732-880

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

### REAL ESTATE TRANSFER TAX 21-Jul-2022



COUNTY: 197.50  
ILLINOIS: 395.00  
TOTAL: 592.50

12-01-408-058-0000 | 20220701685648 | 0-839-240-784

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## EXHIBIT A Legal Description

The land hereinafter referred to is situated in the City of Chicago, County of Cook, State of IL, and is described as follows:

LOT 33 (EXCEPT THE NORTH 3.82 FEET THEREOF) AND LOT 32 (EXCEPT THE SOUTH 24.18 FEET THEREOF) IN BLOCK 3 IN L.M. JACOBSON'S NORWOOD PARK ADDITION TO CHICAGO, BEING A SUBDIVISION OF PART OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 1, TOWNSHIP 40 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 12-01-408-058

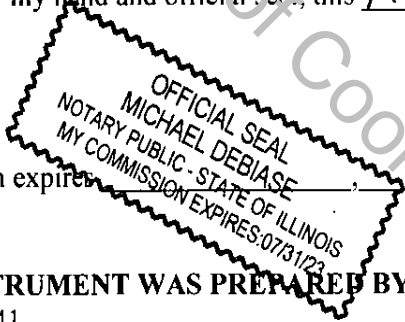
Property of Cook County Clerk's Office

# UNOFFICIAL COPY

State of IL, Cook County - SS,

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that MATTHEW J. ADAMS and ANGELA ADAMS personally known to me to be the same person(s) whose name is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she signed, sealed and delivered the said instrument as his/her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead, if any.

Given under my hand and official seal, this 11<sup>th</sup> day of JULY 2022.



Commission expires

*[Signature]*  
NOTARY PUBLIC

**THIS INSTRUMENT WAS PREPARED BY:** Paul DeBiase, Esq., 5536 W. Montrose Ave., Chicago, Illinois 60641

SEND SUBSEQUENT TAX BILLS TO:

Pham  
Ngoc + Minh C. Phan  
5741 N Oketo Ave  
Chicago, IL 60631

Upon recording mail to:

Ngoc Phan + Minh Van  
5741 N Oketo Ave  
Chicago, IL 60631