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2022-02275-EX

Doc#: 2222028182 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/08/2022 11:29 AM Pg: 1 of 2

PREPARED BY:



THE LAW OFFICES OF
T. NICHOLAS TYSZKA, L.L.C.

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Chicago, Illinois 60611-4264
Telephone: (312) 488-1250

Dec ID 20220701695647
ST/CO Stamp 0-452-967-504 ST Tax \$850.00 CO Tax \$425.00
City Stamp 0-675-445-840 City Tax: \$8,925.00

MAIL TAX BILL TO:

Jeffrey Chen & Victoria Cheng
239 W. Goethe St.
Chicago, Illinois 60610-1809

MAIL RECORDED DEED TO:

Robert D. Lin
Law Offices of Robert D. Lin, L.L.C.
903 Commerce Dr., Suite 210
Oak Brook, Illinois 60523-8830

FOR RECORDER'S USE ONLY

WARRANTY DEED Statutory (Illinois)

THE GRANTOR(S), Miles S. Galfer & Erin A. Galfer, husband and wife (with the wife having previously been known as Erin A. Clarkin, both of City of Chicago, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEY(S) AND WARRANT(S) to Jeffrey Chen & Victoria Cheng, husband and wife, of 100 Knollwood Ct, Oak Brook, Illinois 60523-1518,

- as an individual
- as tenants in common
- not as tenants in common but as joint tenants
- not as Tenants in Common nor as Joint Tenants but as Tenants by the Entirety

all right, title, and interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

Parcel 1: Unit 42: Lot 8 (except the west 90.86 feet thereof) in Old Town Square, being a Subdivision in the Northeast 1/4 of Section 4, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2: Easement for the benefit of Parcel 1 for ingress and egress over and upon Lot 12, as shown on the Plat of Subdivision recorded as Document No. 97184829 and set forth in the Declaration recorded as Document No. 97215000.

Permanent Index Number(s): 17-04-219-113-0000

Property Address(es): 239 W. Goethe St., Chicago, Illinois 60610-1809

Subject, however, to the 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.

This is not homestead property as to the Grantor named herein or his/her spouse (if applicable).

PREMIER TITLE

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WARRANTY DEED Statutory (Illinois) (continued)

Dated this 26th day of July, 2022

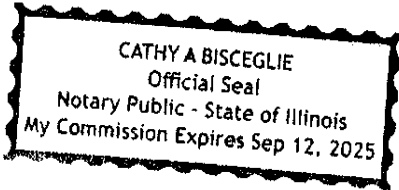
[Signature]
Miles S. Galfer

[Signature]
Erin A. Galfer
(formerly known as "Erin A. Clarkin")

STATE OF ILLINOIS)
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Miles S. Galfer & Erin A. Galfer personally known to me to be the same person(s) whose name(s) is/are 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 notarial seal, this 26th day of July, 2022 .



[Signature]
Notary Public

My Commission Expires: _____

Exempt under the provisions of paragraph _____.

PREPARED BY:



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