

UNOFFICIAL COPY

Doc#: 2223704008 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/25/2022 07:20 AM Pg: 1 of 3

WARRANTY DEED - TENANTS BY THE ENTIRETY

GRANTOR, Dennis Li Wang, a married man, of 204 Islington Lane, Schaumburg, Illinois 60193

for and in consideration of Ten and no/100 Dollars (\$10.00) and other good and valuable consideration in hand paid,

CONVEYS and WARRANTS to the GRANTEES, Dennis L. Wang and Karen Y. Tam, a married couple, of 204 Islington Lane, Schaumburg, Illinois 60193, not as joint tenants and not as tenants in common, but as **TENANTS BY THE ENTIRETY**, the following described real estate:

For Recorder's Use

LOT 160 IN WEATHERSFIELD WEST UNIT 2, BEING A SUBDIVISION IN THE SOUTHEAST QUARTER OF FRACTIONAL SECTION 19, TOWNSHIP 41 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 6, 1979, AS DOCUMENT 24832870, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 07-19-414-003-0000

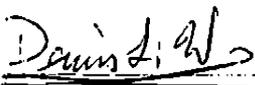
Commonly known as: 204 Islington Lane, Schaumburg, Illinois 60193

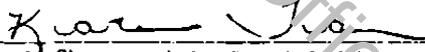
THIS DEED WAS PREPARED WITHOUT EXAMINATION OF TITLE AT BOTH THE GRANTOR'S AND THE GRANTEE'S REQUEST

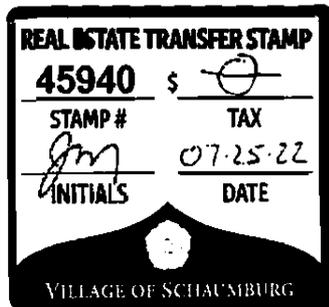
SUBJECT TO: (1) Real estate taxes for the year 2021 and subsequent years. (2) Covenants, conditions and restrictions apparent or of record. (3) All applicable zoning laws and ordinances:

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. **TO HAVE AND TO HOLD** said premises not as Joint Tenants and not as Tenants in Common but as **TENANTS BY THE ENTIRETY**, forever.

DATED this 28th day of June, 2022.


Dennis Li Wang


Karen Y. Tam, married to Dennis Li Wang,
as to release of homestead rights only



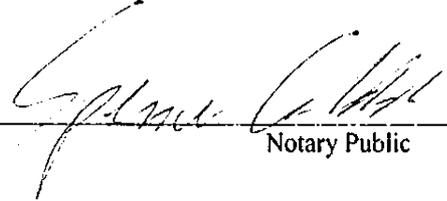
10P3

UNOFFICIAL COPY

STATE OF ILLINOIS)
COUNTY OF DuPage)

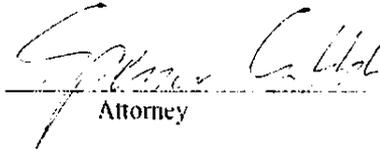
I, the undersigned, a Notary Public in and for said County, in the State aforesaid. DO HEREBY CERTIFY that Dennis Li Wang and Karen Y. Tam, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

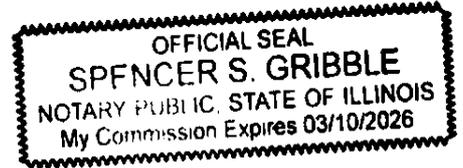
Given my hand and seal this 28th day of June, 2022.



Notary Public

Exempt Under Provisions of Paragraph (e) Section 31-45,
(Property Tax Code, Real Estate Transfer Tax Law)

 _____
Attorney Date 6-28-2022



Property of Cook County Clerk's Office

Deed prepared by: Aaron E. Ruswick Huck Bouma PC 1755 S. Naperville Road, #200 Wheaton, Illinois 60189	Send tax bill to: Dennis L. Wang Karen Y. Tam 204 Islington Lane Schaumburg, Illinois 60193	After recording return to: Aaron E. Ruswick Huck Bouma PC 1755 S. Naperville Road, #200 Wheaton, Illinois 60189
---	--	--

UNOFFICIAL COPY

GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or another entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

DATED: 6 | 28 | 2022

SIGNATURE: *Dennis Li Wang*
Dennis L. Wang ^{GRANTOR or AGENT}

GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

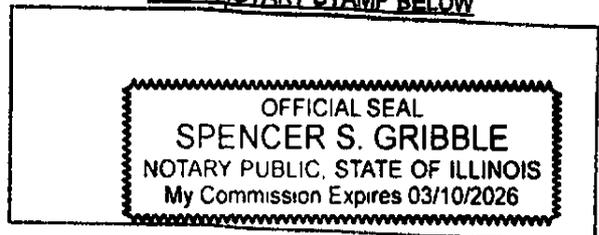
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantor): Dennis Li Wang

On this date of: 6 | 28 | 2022

NOTARY SIGNATURE: *Spencer S. Gribble*

AFFIX NOTARY STAMP BELOW



GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

DATED: 6 | 28 | 2022

SIGNATURE: *Dennis L. Wang*
Dennis L. Wang ^{GRANTEE or AGENT}

GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

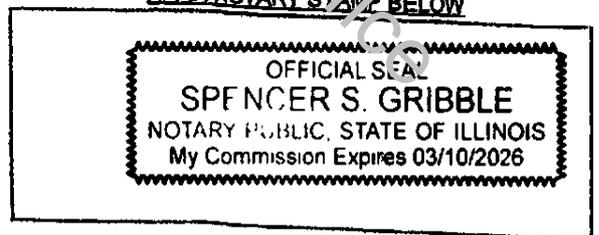
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantee): Dennis L. Wang

On this date of: 6 | 28 | 2022

NOTARY SIGNATURE: *Spencer S. Gribble*

AFFIX NOTARY STAMP BELOW



CRIMINAL LIABILITY NOTICE

Pursuant to Section 55 ILCS 5/3-5020(b)(2), Any person who knowingly submits a false statement concerning the identity of a **GRANTEE** shall be guilty of a **CLASS C MISDEMEANOR** for the **FIRST OFFENSE**, and of a **CLASS A MISDEMEANOR**, for subsequent offenses.

(Attach to **DEED** or **ABI** to be recorded in Cook County, Illinois if exempt under provisions of the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**