PM1-87813 UNOFFICIAL COPY

WARRANTY DEED
ILLINOIS STATUTORY

(Individual to Individual)

Doc#. 2234845105 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 12/14/2022 12:10 PM Pg: 1 of 3

Dec ID 20221101690328

ST/CO Stamp 0-979-789-136 ST Tax \$335.00 CO Tax \$167.50

City Stamp 1-536-320-848 City Tax: \$3,517.50

THE GRANTOR(S)

Adam Bueling and Sarah Bergeson, husband and wife of Arden Hills, Minnesota

for and in consideration of Ten and no/160 DOLLARS, and other valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to:

both single

Joint tenants with the right of survivorship.

John Chan and Bing Zhao, husband and wife of Chicago, Illinois as Tenants by the Entirety

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

See Attached Exhibit "A"

SUBJECT TO: covenants, conditions, and restrictions of record; building lines and public and utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; homeowners or condominium association decignation and bylaws, if any; general real estate taxes not yet due and payable at the time of Closing; and the rights of tenants under existing leases affecting the Property, if any; hereby releasing and waiving all rights under by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Index Number: 17-22-308-104-1075 (Unit) 17-22-308-104-1228 (P-125)

Property Address: 212 E. Cullerton Street, Unit 1002 & P-125, Chicago, IL 60616

SIGNATURE PAGE FOLLOWS

PROPER TITLE, LLC

WARRANTY DEED PAGE 1 OF 2

## **UNOFFICIAL COPY**

D	ated this 7 day of November 2022.
	Car B D
Ä	dam Bueling
<u></u>	Sank Bergeson
S	arah Borgeson
STATE OF Minnisote )	
COUNTY OF Romsey	SS
I, the undersigned, a Notary Pothat:	ub'ic in and for said County, in the State aforesaid, DO HEREBY CERTIFY
Adam Bueling and Sarah Borg	eson
foregoing instrument, appeare	to be the same person(s) whose name(s) are subscribed to the ed before me this day in person, and acknowledged that they signed, instrument as their free and voluntary act, for the uses and purposes
Subscribed and sworn to before	re me this day of Drewler, 2022.
Notary Public  My Commission Expires:	MANIK R MEAH Notary Public Minnesota Nu Coum F. o. Jan. 31, 2025
This instrument was prepared	by:
Randall Boyer, Esq., 3223 Lake	Avenue, Suite 15C-303, Wilmette, IL 60091
MAIL TO:	SEND SUBSEQUENT TAX BILLS TO:
John Chan and Bing Zhao 212 E. Cullerton Street, Unit 1 Chicago, IL 60616	John Chan and Bing Zhao 212 E. Cullerton Street, Unit 1002 Chicago, IL 60616
DAINIUS E. BUNDESS	
BOODER + DOMANSUS, LIC	WARRANTY DEED PAGE 2 OF 2

CHX ACO, IC 60606

## **UNOFFICIAL COPY**

## "Exhibit A - Legal Description"

Unit Numbers 1002 and P-125, together with its undivided percentage interest in the common elements, in 212 East Condominium as delineated and defined in the Declaration recorded August 5, 2003 as Document Number 0321744008, as amended from time to time, in the Southwest Fractional 1/4 of Section 22, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Property of Cook County Clark's Office