

# UNOFFICIAL COPY

Doc#: 2317710024 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 06/26/2023 10:14 AM Pg: 1 of 3

Dec ID 20230501633841  
ST/CO Stamp 1-260-832-464 ST Tax \$500.00 CO Tax \$250.00  
City Stamp 1-755-530-960 City Tax: \$5,250.00

PT23-91864 2/3

## WARRANTY DEED ILLINOIS STATUTORY

THE GRANTORS (NAME AND ADDRESS)

Joseph A. DiFazio and Natia E. DiFazio  
2930 S. Wells Street  
Chicago, IL 60616

(The Above Space for Recorder's Use Only)

THE GRANTORS Joseph A. DiFazio and Natia E. DiFazio, a married couple, of Chicago, IL for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEY AND WARRANT to William Wu and Fang Yi, as Joint Tenants, of Chicago, IL, in fee simple forever, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

**SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"**

Permanent Index Number(s): 17-28-426-031-0000

Property Address: 2930 S. Wells Street, Chicago, IL 60616

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois

**SUBJECT TO:** covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due and payable at the time of Closing.

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Dated this 16 day of 5, 2023.

Joseph A. DiFazio  
Joseph A. DiFazio

Natia E. DiFazio  
Natia E. DiFazio

STATE OF ILLINOIS

COUNTY OF COOK

)  
) SS,  
)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Joseph A. DiFazio and Natia E. DiFazio 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 in the 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 under my hand and notarial seal, this 16 day of 5, 2023.



[Signature]  
Notary Public

### THIS INSTRUMENT PREPARED BY

Shane Mowery, Attorney at Law  
3653 W Irving Park Rd  
Chicago, IL 60618

### MAIL TO:

~~Roger Tsang~~  
William Wu  
2930 S. Wells Street  
Chicago, IL 60616

### SEND SUBSEQUENT TAX BILLS TO:

William Wu  
2930 S. Wells Street  
Chicago, IL 60616

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## EXHIBIT A LEGAL DESCRIPTION

Lot 24 in Block 7 in F.C. Sherman and Others Subdivision of Blocks 3, 6 and 7 in Sherman and Others Subdivision of the East 1/2 of the West 1/2 of the Southeast 1/4 of Section 28, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Property of Cook County Clerk's Office