

UNOFFICIAL COPY

Doc#. 2318649034 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 07/05/2023 09:53 AM Pg: 1 of 3

Dec ID 20230701663349

MAIL TO:

JIN CHANG
774 RIVER WALK DR.
WHEELING, IL 60090

SEND TAX BILL TO:

JIN CHANG
774 RIVER WALK DR.
WHEELING, IL 60090

WARRANTY DEED

THE GRANTOR(s), Daniel Ahn, not married, of Wheeling, Illinois, for a consideration of Ten Dollars (\$10.00), and other good and valuable considerations in hand CONVEY and WARRANTY to GRANTEE(s), Jin Chang, not married of Wheeling, Illinois following described Real Estate situated in the County of Cook in the State of Illinois, to w


SEE LEGAL DESCRIPTION ATTACHED HERETO.

TO HAVE AND TO HOLD said premises forever.

PIN: 03-12-300-198-1013

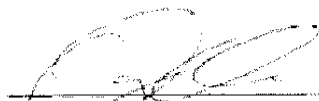
ADDRESS: 774 River Walk Dr., Wheeling, IL 60090


EXEMPT TRANSFER UNDER THE REAL ESTATE TRANSFER ACT
SECTION 305/4, SUBSECTION E [35 ILCS 305/4]


GRANTEE OR AGENT

Dated this 22nd day of June 2023.

GRANTOR:


DANIEL AHN

 WHEELING
Real Estate Transfer Approved
Initials MC Date 6/29/23
VALID FOR A PERIOD OF THIRTY (30)
DAYS FROM THE DATE OF ISSUANCE

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LEGAL DESCRIPTION

UNIT 0033 IN RIVER MILL CROSSING CONDOMINIUM, AS DELINEATED ON SURVEY OF ALL LOTS IN RIVER MILL CROSSINGS, BEING A SUBDIVISION IN THE SOUTHWEST 1/4 OF SECTION 12, TOWNSHIP 42 NORTH, RANGE 11 I OF THE THIRD PRINCIPAL MERIDIAN, WHICH PLAT OF SURVEY IS ATTAC AS EXHIBIT 'C' TO THE DECLARATION OF CONDOMINIUM RECORDED JU 16, 2000 AS DOCUMENT 00446676; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY ILLINOIS.

PLN: 03-12-300-198-1013

ADDRESS: 774 River Walk Dr., Wheeling, IL 60090

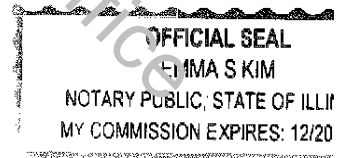
STATE OF ILLINOIS)
) ss
 COUNTY OF COOK)

ACKNOWLEDGMENT

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, D HEREBY CERTIFY that Daniel Ahn, personally known to me to be the same persons whc names are subscribed to the foregoing instrument, appeared before me this day in person, a 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 o right of homestead.

Given under my hand and official seal this 22nd day of June 2023.

 NOTARY PUBLIC



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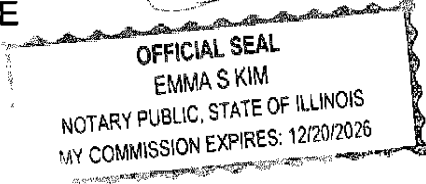
STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest 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 title to real estate under the laws of the State of Illinois.

Dated this 22 day of JUNE 2023.

Signature _____
Grantor or Agent

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID GRANTOR
THIS 22 DAY OF JUNE 2023.



NOTARY PUBLIC

The grantee or his/her agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest 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 this 22 day of JUNE 2023.

Signature _____
Grantee or Agent

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID GRANTEE
THIS 22 DAY OF JUNE 2023.



NOTARY PUBLIC

Note: Any person who knowingly submits a false statement concerning the identity of the 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 from the provisions of Section 4 of the Illinois Real Estate-Transfer Tax Act.]