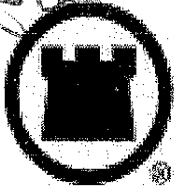


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CT 236 SC 1681736P
1/12



Chicago Title Insurance Company

Warranty DEED ILLINOIS STATUTORY

Doc#: 2319406317 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 07/13/2023 01:44 PM Pg: 1 of 2

Dec ID 20230701663228
ST/CO Stamp 1-805-164-240 ST Tax \$385.00 CO Tax \$192.50
City Stamp 0-315-563-728 City Tax: \$4,042.50

THE GRANTOR(S), Xianbin Li, married to Xiuqing Ni, of the City of Aledo, County of Mercer, State of Illinois, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, convey(s) and warrant(s) to Alfonso Flores and Helena Wang-Flores *as joint tenants, of 706 Berkshire Rd, Grass Pointe Park, MI* (Grantee's Address) of the County of Wayne, the following described real estate situated in the County of Cook in the State of Illinois, to wit:

PARCEL 1:

UNIT 3106 AND P-226 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE RESIDENCES OF FORTY-ONE EAST EIGHTH CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AUGUST 15, 2001 AS DOCUMENT NUMBER 0010751185 AND SUPPLEMENT THERETO RECORDED DECEMBER 5, 2002 AS DOCUMENT NUMBER 0021345534, IN THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 15, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

RIGHTS AND PRIVILEGES INCLUDING BUT NOT LIMITED TO EASEMENTS FOR PEDESTRIAN AND VEHICULAR ACCESS; USE, MAINTENANCE, REPAIR AND REPLACEMENT; AND PUBLIC AND PRIVATE UTILITY EASEMENTS CONTAINED IN THE DECLARATION OF CONDOMINIUM OWNERSHIP FOR THE RESIDENCES OF FORTY-ONE EAST EIGHTH CONDOMINIUM AND PROVISIONS RELATING TO OTHER PORTIONS OF THE PREMISES RECORDED AUGUST 15, 2001 AS DOCUMENT NUMBER 0010751185.

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.

Permanent Real Estate Index Number(s): 17-15-304-050-1421 & 17-15-304-050-1194

Address of Real Estate: 41 E 8th St, Unit 3106, Chicago, IL 60605

Dated this 22nd day of June, 2023

Xianbin Li
Xianbin Li

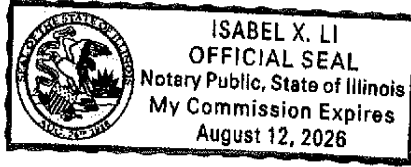
Xiuqing Ni
Xiuqing Ni, waiving homestead

UNOFFICIAL COPY

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Xianbin Li** and **Xiuqing Ni** personally known to me to be the person(s) whose name(s) 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 under my hand and official seal, this 22nd day of June, 2023



[Handwritten Signature]

(Notary Public)

Prepared By:

Isabel X. Li, 3653 S Halsted St, Chicago, IL 60609

Mail To:

Jeffrey Marks
3350 Salt Creek Ln #105
Arlington Heights IL 60005

Name and Address of Taxpayer:

Alfonso Flores and Helena Wang-Flores
726 Berkshire Rd
Grosse Pointe Park, MI 48230

Property of Cook County Clerk's Office