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WARRANTY DEED

MAIL TO:

YI SITU
LI FANG FANG
ZHONG PING SITU
974 W. 35TH PLACE, UNIT 602
CHICAGO, IL, 60609

NAME AND ADDRESS OF TAXPAYER:

YI SITU
LI FANG FANG
ZHONG PING SITU
974 W. 35TH PLACE, UNIT 602
CHICAGO, IL, 60609

Doc#: 2324441312 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 09/01/2023 04:03 PM Pg: 1 of 4

Dec ID 20230801611362
ST/CO Stamp 0-631-264-720 ST Tax \$248.00 CO Tax \$124.00
City Stamp 0-966-809-040 City Tax: \$2,736.76

THE GRANTOR, RMD, LLC, an Illinois Limited Liability Company, incorporated in the state of Illinois, with its principal place of business located at 3826 South Normal, Chicago, County of Cook, Illinois, 60609, and whose manager is Ramona DiFoggio, for and in consideration of Ten and 00/100 Dollars (\$10.00) and other good and valuable consideration in hand paid, CONEYS AND WARRANTS to THE GRANTEES, YI SITU and unmarried woman, LI FANG FANG, a married woman, and ZHONG PING SITU, a married man, all of the GRANTEES being from 2830 S. Hillock Avenue, Rear, Chicago, IL, 60608, of the County of Cook, of the State of Illinois, not as tenants in common, but as JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP, the following described Real Estate to wit:

Units 602 and P-12 in the Morgan Lofts Condominium as delineated on survey of the following described tract of land:

Lots 17, 18, 19 and 20 (except that part of Lot 17 in Block 3 in Gage Lemoyne Hubbard and Others Subdivision described as follows:

Starting at the Southeast corner of Lot 17 thence North 90 degrees 00 minutes 00 seconds, a distance of 1.07 ft; Thence West 90 degrees 00 minutes 00 seconds, a distance of 1.00 feet to a point of beginning, thence North 90 degrees 00 minutes 00 seconds West, a distance of 20.08 feet; Thence West 90 degrees 00 minutes 00 seconds, a distance of 51.21 feet; Thence South 90 degrees 00 minutes 00 seconds, a distance of 20.68 feet; Thence East 90 degrees 00 minutes 00 seconds 2.66 feet, thence North 90 degrees 00 minutes 00 seconds 3.00 feet, thence East 90 degree 00 minutes 00 seconds, a distance of 9.39 feet; Thence South 90 degrees 00 minutes 00 seconds, a distance of 3.00 feet; Thence East 90 degrees 00 minutes 00 seconds, a distance of 26.61 feet; Thence North 90 degrees 00 minutes 00 seconds, a distance of 0.30 feet; Thence East 90 degrees 00 minutes 00 seconds, a distance of 12.47 feet to the point of beginning, lying above elevation 12.52 feet and below elevation 29.25 feet, also excepting that part of Lot 17 in Block 3 in Gage Lemoyne Hubbard and Others Subdivision described as follows: Starting at the Southwest corner of Lot 17 thence North 90 degrees 00 minutes 00 seconds, a distance of 0.97 feet; Thence East 90 degrees 00 minutes 00 seconds, a distance of 1.00 feet to a point of beginning, Thence North 90 degrees 00 minutes 00 seconds, a distance of 14.88 feet; Thence East 90 degrees 00 minutes 00 seconds, a distance of 26.00 feet; Thence South 90 degrees 00 minutes 00 seconds, a distance of 2.75 feet; Thence East 90 degrees 00 minutes 00 seconds, a distance of 8.50 feet; Thence North 90 degrees 00 minutes 00 seconds, a distance of 8.25 feet; Thence East 90 degrees 00 minutes 00 seconds, a distance of 34.33 feet; Thence South 90

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CHICAGO:	1,860.00
CTA:	744.00
TOTAL:	2,604.00 *

17-32-402-026-1046 | 20230801611362 | 0-966-809-040

Total does not include any applicable penalty or interest due.

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COUNTY:	124.00
ILLINOIS:	248.00
TOTAL:	372.00
17-32-402-026-1046 20230801611362 0-631-264-720	