

UNOFFICIAL COPY

① 220m 091189RM

Doc#: 2324455015 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 09/01/2023 11:29 AM Pg: 1 of 3

WARRANTY DEED

AFTER RECORDING MAIL TO:

Duy K Thai
5147 N. Lacrosse ave
Chicago IL 60630

Dec ID 20230801695556
ST/CO Stamp 0-087-610-832 ST Tax \$460.00 CO Tax \$230.00
City Stamp 0-922-703-312 City Tax: \$4,830.00

(Reserved for Recorders Use Only)

MAIL REAL ESTATE TAX BILL TO:

Duy K. Thai
5147 N. LaCrosse Ave.
Chicago, IL 60630

THE GRANTORS: Jenny M. Nguyen, a single woman and Linda L. N. Nguyen, a single woman, of 5147 N. LaCrosse Ave., Chicago, IL 60630, for and in consideration of TEN AND 00/100THS (\$10.00) DOLLARS and other good and valuable consideration in hand paid, CONVEY AND WARRANT to Duy K Thai, a single man, of 5147 N. Lacrosse Ave, Chicago IL 60630 to have and to hold the following described Real Estate, situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

Commonly known as: 5147 N. LaCrosse Ave., Chicago, IL 60630
PIN: 13-09-404-044-0000

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 28 day of August, 2023.

Jenny M. Nguyen
Jenny M. Nguyen

Linda L. N. Nguyen
Linda L. N. Nguyen

STATE OF IL)
COUNTY OF COOK)SS

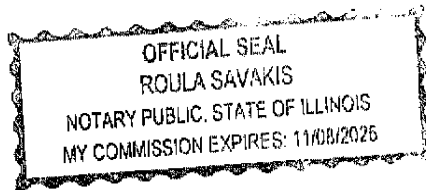
I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that **Jenny M. Nguyen and Linda L. N. Nguyen**, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and individually acknowledged that they signed 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 28 day of August, 2023.

[Signature]
Notary Public

NAME AND ADDRESS OF PREPARER:

Law Office of Abid Sabeeh
PO Box 542
Streamwood, IL 60107



PROPERTY OF Cook County Clerk's Office

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LEGAL DESCRIPTION

Order No.: 23GNW891189RM

For APN/Parcel ID(s): 13-09-404-044-0000

LOT 13 IN OLD-FIELD'S SUBDIVISION OF THE NORTH 258 FEET OF THE EAST 343.54 FEET OF THE NORTH EAST QUARTER OF THE SOUTH EAST QUARTER OF SECTION 9, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office