UNOFFICIAL COPY

1001 FD 23-0608

Doc#. 2325133324 Fee: \$107.00

Karen A. Yarbrough Cook County Clerk

Date: 09/08/2023 01:46 PM Pg: 1 of 3

Dec ID 20230801694147

ST/CO Stamp 1-402-205-648 ST Tax \$320.00 CO Tax \$160.00

WARRANTY DEED ILLINOIS STATUTORY

THE GRANTOR (NAME AND ADDRESS)

Richard Ryu 3085 Pheasant Creek Drive Unit 311 Northbrook, IL 60062

(The Above Space for Recorder's Use Only)

THE GRANTOR Richard Ryu, a single man, of 3085 Pheasant Creek Drive, Unit 311, Northbrook, IL 60062 for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid CONVEYS AND WARRANTS to Harriet Reifer and Jacob Reifer, wife and husband, of 9118 Tripp Avenue, Skokie, IL 60076, as tenants by the entirety, all right, title, and interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXABIT "A"

Permanent Index Number(s): 04-08-200-031-1042

Property Address: 3085 Pheasant Creek Drive, Unit 311, Northbrook, IL 60062

SUBJECT TO: Hereby releasing and waiving all rights under and by virtue of the Home tend Exemption Laws of the State of Illinois; 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.

REAL ESTATE TRANSFER TAX			06-Sep-20 ८3
×		COUNTY:	160.00
legrand.		illinois:	320. OÚ
		TOTAL:	480.00
04-08-200	-031-1042	20230801694147	1-402-205-64

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Dated this 14 day of August, 2023			
fr			
Richard Ryu			
STATE OF ILLINOIS)		
COUNTY OF COOK) SS ₁		

1 //

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Richard Ryu personally known to me to be the same person whose name is 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 nand and notarial seal, this W day of Au

OFFICIAL SEAL
DAVID CHANG
NOTARY PUBLIC, STATE OF ILLINGIA
My Commission Expires 2/8/26

Notary Public

THIS INSTRUMENT PREPARED BY Chang Legal, LLC 1990 E. Algonquin Rd., Suite 160 Schaumburg, IL 60173

MAIL TO:

Karen M. Patterson, P.C. 2400 Ravine Way, Suite 200 Glenview, IL 60025

SEND SUBSEQUENT TAX BILLS TO:

Harriet Reifer 3085 Pheasant Creek Drive Unit 311 Northbrook, IL 60062

2325133324 Page: 3 of 3

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LEGAL DESCRIPTION

Parcel 1:

Unit No. 311 in Pheasant Creek Condominium Association Number 4, as delineated on survey of the following described parcel of real estate:

Part of Lots "A" and "B" in White Plains Unit 7, being a Subdivision in Section 8, Township 42 North, Range 12, East of the Third Principal Meridian, which survey is attached as Exhibit "B" to Declaration of Condominium Ownership made by Chicago Title and Trust Company, as Trustee under Trust Agreement dated January 24, 1978 and known as Trust Number 1071489 recorded in the Office of the Recorder of Deeds in Cook County, Illinois, as Document 24738005 together with a percentage of the common elements appurtenant to said unit as set forth in said declaration. Parcel 2:

Easements appurtenant to and for the benefit of Parcel 1, as set forth in the Pheasant Creek of Column Clark's Office Association Declaration of Covenants, Conditions and Restrictions recorded as Document Number 22648909, as amended from time to time, for ingress and egress, in Cook County, Illinois.