

# UNOFFICIAL COPY

Doc#: 2326313052 Fee: \$107.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 09/20/2023 09:48 AM Pg: 1 of 7

## QUIT CLAIM DEED

Dec ID 20230901628989  
ST/CO Stamp 1-579-171-280  
City Stamp 0-732-421-584

THIS INDENTURE WITNESSETH  
THAT THE GRANTOR(S):

JULI SIM YEE LIM AND KOK CHON YONG, as co-Trustees of a trust dated October 28, 2020 and known as THE JULI SIM YEE LIM AND KOK CHON YONG LIVING TRUST, of which JULI SIM YEE LIM AND KOK CHON YONG are the primary beneficiaries, said beneficial interest to be held as tenancy by the entirety, WHOSE ADDRESS IS: 1433 S. Prairie Avenue, Unit 1, Chicago, IL 60605.

for and in consideration of the sum of One Dollar and other good and valuable consideration in hand paid, CONVEY and QUIT CLAIM to GRANTEE(S):

JULI S. LIM, WHOSE ADDRESS IS: 1433 S. Prairie Avenue, Unit 1, Chicago, IL 60605 and KOK CHON YONG, WHOSE ADDRESS IS: 1433 S. Prairie Avenue, Unit 1, Chicago, IL 60605 and  
GUAT HOON LIM, WHOSE ADDRESS IS: 1453 S Indiana Ave, Chicago, IL 60605 and LAY HOONG, WHOSE ADDRESS IS: 1453 S Indiana Ave, Chicago, IL 60605.

As Tenants in Common, NOT as Joint Tenants.

THE PROPERTY COMMONLY KNOWN AS: 1464 S. Michigan Ave #1806, and Garage Unit P-95, Chicago, IL 60605, PROPERTY CODE: 17-22-107-069-1153, 17-22-107-069-1229 AND LEGALLY DESCRIBED AS: SEE EXHIBIT "A".

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 22 day of July, 2023

Affix Transfer Tax Stamp Or "Exempt pursuant to Section 31-45 (e) of the Real Estate Transfer Tax Law"	
<u>7/22/23</u>	<u>[Signature]</u>
Date	Signature (Buyer, Seller or Representative)

[Signatures]  
Grantor signature(s)

Juli S. Lim (Trustee), Kok Chon Yong (Trustee)  
Grantor(s) printed name

# UNOFFICIAL COPY

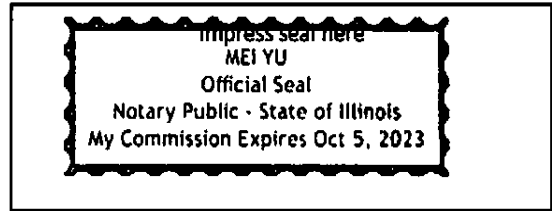
## QUIT CLAIM DEED

STATE OF Illinois )  
Cook COUNTY ) I, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT:

Juli S. Lim PERSONALLY KNOWN TO ME TO BE THE SAME PERSON(S) WHOSE NAME(S) (IS) (ARE) SUBSCRIBED TO THE FOREGOING INSTRUMENT. APPEARED BEFORE ME THIS DAY IN PERSON. AND ACKNOWLEDGED THAT (HE) (SHE) (THEY) SIGNED, SEALED AND DELIVERED THE SAID INSTRUMENT AS (HIS) (HER) (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 NOTARIAL SEAL THIS 22 DAY OF July, 2023

[Signature]  
NOTARY PUBLIC

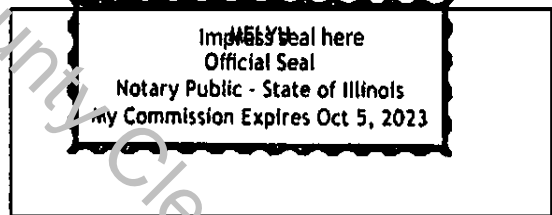


STATE OF Illinois )  
Cook COUNTY ) I, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT:

Kok Chon Yong PERSONALLY KNOWN TO ME TO BE THE SAME PERSON(S) WHOSE NAME(S) (IS) (ARE) SUBSCRIBED TO THE FOREGOING INSTRUMENT. APPEARED BEFORE ME THIS DAY IN PERSON. AND ACKNOWLEDGED THAT (HE) (SHE) (THEY) SIGNED, SEALED AND DELIVERED THE SAID INSTRUMENT AS (HIS) (HER) (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 NOTARIAL SEAL THIS 22 DAY OF July, 2023

[Signature]  
NOTARY PUBLIC



**FUTURE TAXES TO:**

NAME Juli S. Lim  
STREET ADDRESS 1433 S. Prairie Ave. Unit 1  
CITY/STATE/ZIP Chicago, IL 60605

**RETURN TO:**

NAME Juli S. Lim  
STREET ADDRESS 1433 S. Prairie Ave. Unit 1  
CITY/STATE/ZIP Chicago, IL 60605

**This instrument was prepared by:**

NAME: Attorney Jun Wang, Law Offices of Jun Wang, LLC  
ADDRESS: 3044 S Wallace Street, Chicago, IL 60616

# UNOFFICIAL COPY

## EXHIBIT A LEGAL DESCRIPTION

**Property Address: 1464 S Michigan Ave #1806, and Garage Unit P-95,  
Chicago, IL 60605**

**Property PIN: 17-22-107-069-1153, 17-22-107-069-1299**

### **Legal Description:**

**DWELLING UNIT 1806 AND GARAGE UNIT P-95 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 1464 SOUTH MICHIGAN AVENUE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0803903091, AS AMENDED FROM TIME TO TIME, IN THE NORTHWEST 1/4 OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

## GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE

AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

### GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (ABI) 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 another 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: 22 July, 2023

SIGNATURE: \_\_\_\_\_  
GRANTOR or AGENT

### GRANTOR NOTARY SECTION:

The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

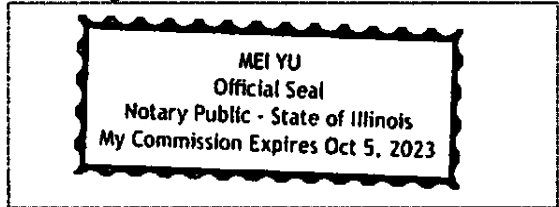
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantor): Lee Mon Young

On this date of: 22 July, 2023

NOTARY SIGNATURE: \_\_\_\_\_

*[Handwritten Signature]*  
\_\_\_\_\_  
Mei Yu  
AFFIX NOTARY STAMP BELOW



### GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (ABI) 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: 22 July, 2023

SIGNATURE: \_\_\_\_\_  
GRANTEE or AGENT

### GRANTEE NOTARY SECTION:

The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantee): SUI SIM YEE LIM

On this date of: 22 July, 2023

NOTARY SIGNATURE: \_\_\_\_\_

*[Handwritten Signature]*  
\_\_\_\_\_  
Mei Yu  
AFFIX NOTARY STAMP BELOW



**CRIMINAL LIABILITY NOTICE**  
Pursuant to Section 55 ILCS 5/3-5020(b)(2), Any person who knowingly submits a false statement concerning the identity of a **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 under provisions of the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**

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DATED: 22 July 2023

SIGNATURE: [Signature]  
GRANTOR or AGENT

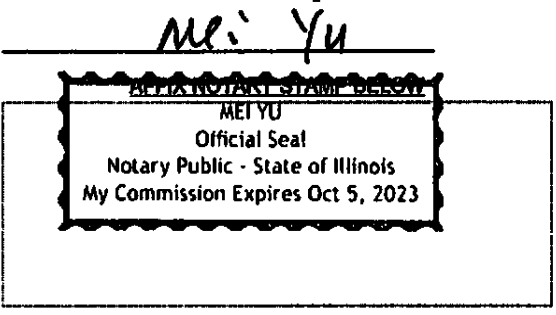
### GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantor): SULI SIM YEE LIM

On this date of: 22 July 2023

NOTARY SIGNATURE: [Signature]



### GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (ABI) 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: 22 July 2023

SIGNATURE: [Signature]  
GRANTEE or AGENT

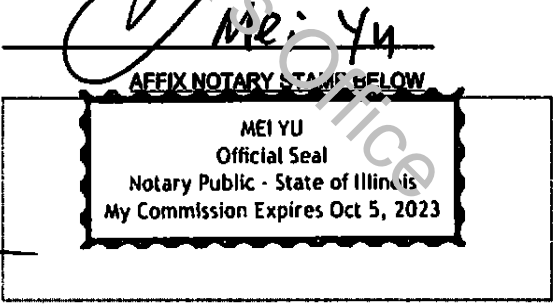
### GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantee): Kok Cheon Yang

On this date of: 22 July 2023

NOTARY SIGNATURE: [Signature]



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DATED: \_\_\_\_\_, 20

SIGNATURE: \_\_\_\_\_  
GRANTOR or AGENT

### GRANTOR NOTARY SECTION:

The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public: \_\_\_\_\_

By the said (Name of Grantor): \_\_\_\_\_

On this date of: \_\_\_\_\_, 20

NOTARY SIGNATURE: \_\_\_\_\_

AFFIX NOTARY STAMP BELOW



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DATED: 22 July, 2023

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GRANTEE or AGENT

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The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

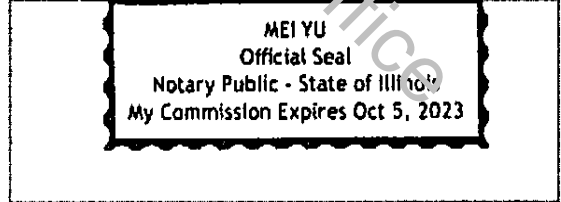
Subscribed and sworn to before me, Name of Notary Public: \_\_\_\_\_

By the said (Name of Grantee): LAY HOOL NG

On this date of: 22 July, 2023

NOTARY SIGNATURE: \_\_\_\_\_

AFFIX NOTARY STAMP BELOW



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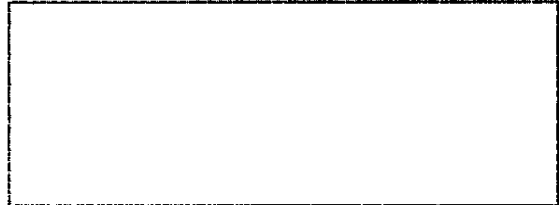
Subscribed and sworn to before me, Name of Notary Public: \_\_\_\_\_

By the said (Name of Grantor): \_\_\_\_\_

On this date of: \_\_\_\_\_, 20

NOTARY SIGNATURE: \_\_\_\_\_

AFFIX NOTARY STAMP BELOW



### GRANTEE SECTION

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DATED: 22 | July | 20

SIGNATURE: \_\_\_\_\_

GRANTEE or AGENT

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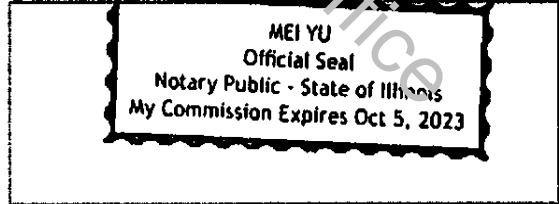
Subscribed and sworn to before me, Name of Notary Public: \_\_\_\_\_

By the said (Name of Grantee): Qua Horn Lim

On this date of: 22 | July | 20

NOTARY SIGNATURE: \_\_\_\_\_

AFFIX NOTARY STAMP BELOW



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