

UNOFFICIAL COPY

Warranty Deed
ILLINOIS

Doc#: 2405313395 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 02/22/2024 03:54 PM Pg: 1 of 3

Dec ID 20240201631181
ST/CO Stamp 0-135-500-336 ST Tax \$649.00 CO Tax \$324.50
City Stamp 0-506-106-416 City Tax: \$6,814.50

Sig. Man *Sig. Man* Above Space for Recorder's Use Only

THE GRANTORS, **S. SHAWN LIN and WEIXIN JIANG**, for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to the GRANTEES, **CARLYLE JAMES SUTTON and COURTNEY HUMMEL**, husband and wife, as tenants by the entirety, the following described Real Estate situated in the City of Chicago, County of Cook, in the State of Illinois, to wit: *(See page 2 for "Legal Description" attached hereto and made part hereof).*

SUBJECT TO: General taxes for and subsequent years; covenants, conditions and restrictions of record, if any.

Permanent Real Estate Index Numbers: 17-29-417-012-0000

Address of Real Estate: 874 W. 27th Street, Chicago, Illinois 60608

THIS IS NOT HOMESTEAD PROPERTY FOR GRANTORS.

The date of this deed of conveyance is February 20, 2024.

Shawn Lin

(SEAL) SHAWN LIN

Weixin Jiang

(SEAL) WEIXIN JIANG

(SEAL)

(SEAL)

State of Illinois, County of Cook. I, the undersigned, a Notary Public in and for said County, in the State and said, DO HEREBY CERTIFY that SHAWN LIN and WEIXIN JIANG 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, pursuant to authority given by the Board of Directors of said corporation.

(Impress Seal Here) OFFICIAL SEAL
(My Commission Expires) BOEER TSANG
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES: 09/06/2026

Given under my hand and official seal February 20, 2024.

Boe'er Tsang

Notary Public

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LEGAL DESCRIPTION

LOT 8 IN RICHARD GARDENS III, A SUBDIVISION IN THE SOUTH FRACTIONAL SECTION 29, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Numbers: 17-29-417-012-0000

Address of Real Estate: 874 W. 27th Street, Chicago, Illinois 60608

Property of Cook County Clerk's Office

<p>This instrument was prepared by:</p> <p>Law Office of Roger Tsang 2912 South Wentworth Avenue Chicago, Illinois 60616</p>	<p>Send subsequent tax bills to:</p> <p>CARLYLE JAMES SUTTON 874 W. 27th Street Chicago, Illinois 60608</p>	<p>Recorder-mail recorded document to:</p> <p>Law Offices of Diana Perez 1936 W. 38th Street Chicago, Illinois 60609 <i>same as taxpayer.</i></p>
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LEGAL DESCRIPTION

Order No.: 23SS0439452LP

For APN/Parcel ID(s): 17-29-417-012-0000

LOT 8 IN RICHARD GARDENS III, A SUBDIVISION IN THE SOUTH FRACTIONAL SECTION 29, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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