

# UNOFFICIAL COPY

410A2556(112)

This instrument prepared by:

Jill Beda Daniels  
Jill Daniels LLC  
29 S. Brainard Avenue  
La Grange, Illinois 60525

Doc#: 2407220308 Fee: \$107.00

KAREN A. YARBROUGH

COOK COUNTY CLERK'S OFFICE

Date 3/12/2024 1:30 PM Pg: 1 of 4

Dec ID 20240301648136

ST/Co Stamp 0-883-272-240 ST Tax \$586.00 CO Tax \$293.00

**MAIL TAX BILL TO:**

Qian Xue and Cheng Xue  
311 North County Line Road  
Hinsdale, IL 60521

**MAIL RECORDED DEED TO:**

Betsy Lane

**GIT**

**WARRANTY DEED**  
Statutory (Illinois)

The Grantors, **Michael E. Ryan** of the City of Coralville, County of Johnson, Iowa, *Divorced and not since remarried*, and **Julia D. Liesse** of the Village of Hinsdale, County of Cook, Illinois, *Divorced and not since remarried*, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, in hand paid, CONVEYS AND WARRANTS to **Qian Xue and Cheng Xue** (hereinafter "Grantees"), *Wife and husband, as Tenants by the Entirety*

all right, title and interest in the following described real estate situated in County of Cook, State of Illinois, to wit:

See Attached Legal Description, Exhibit A

COMMONLY KNOWN AS: 311 North County Line Road, Hinsdale, IL 60521  
PIN: 18-06-308-010-0000

SUBJECT TO: General real estate taxes for 2023 and subsequent years, covenants, conditions and restrictions of record; and building lines and easements. Sellers hereby release and waive all rights under and by virtue of the Homestead Exemption Law of the State of Illinois.

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IN WITNESS WHEREOF, this deed was executed by the undersigned on the 26<sup>th</sup> day of February, 2024.

  
Michael E. Ryan

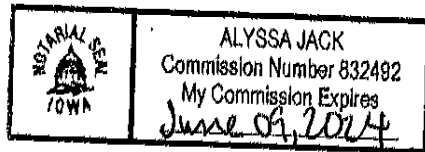
STATE OF Iowa

COUNTY OF Johnson

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Michael E. Ryan 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 he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.



Given under my hand and official seal, this 26<sup>th</sup> day of February, 2024.

  
Notary Public



### REAL ESTATE TRANSFER TAX

07-Mar-2024

		COUNTY:	293.00
		ILLINOIS:	586.00
		TOTAL:	879.00

18-06-308-010-0000

20240301648136 | 0-883-272-240

# UNOFFICIAL COPY

IN WITNESS WHEREOF, this deed was executed by the undersigned on the 3 day of March, 2024.

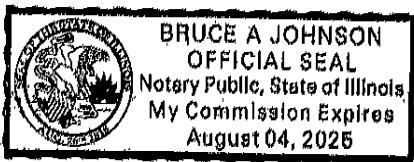
Julia D. Liesse  
Julia D. Liesse

STATE OF ILLINOIS  
COUNTY OF COOK

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Julia D. Liesse, 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 she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 3 day of MARCH, 2024.

Bruce A. Johnson  
Notary Public



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## EXHIBIT A

LOT 3 IN BLOCK 3 BEING A SUBDIVISION OF THAT PART OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 6, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF CHICAGO, BURLINGTON AND QUINCY RAILROAD COMPANY'S RIGHT OF WAY (EXCEPT THE NORTH 241.46 FEET OF SAID WEST 1/2 OF SAID SOUTHWEST 1/4), IN COOK COUNTY, ILLINOIS.

Property address: 311 North County Line Road, Hinsdale, IL 60521  
Tax Number: 18-06-308-010-0000

Property of Cook County Clerk's Office