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WARRANTY DEED

Doc# 2412324244 Fee: \$107.00

CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

Date 5/2/2024 2:20 PM Pg: 1 of 3

Dec ID 20240401691672

ST/Co Stamp 0-866-969-904 ST Tax \$360.00 CO Tax \$180.00

City Stamp 1-403-840-816 City Tax \$3,780.00

FIRST AMERICAN TITLE
FILE # AF 10421080

First American Title No.: ~~XXXXXXXXXX~~

THE GRANTORS, LIEN HO and CLIFTON WONG, married to each other, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten and 00/100-Dollars, and other good and valuable consideration in hand paid, does hereby GRANT, SELL and CONVEY to GRANTEEES : ENRIQUE FIGUEROA, JR. and BRIDGET N. GRISSON, married to each other, of the City of Chicago, County of Cook, State of Illinois, all their right, title and interest in the following described Real Estate situated in the City of Chicago, County of Cook, State of Illinois, as Joint Tenants to wit:

**tenants by the entirety*

See Exhibit "A" attached hereto and made a part hereof

SUBJECT TO: Covenants, conditions and restrictions of record; building lines and easements 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 for the year 2023 and subsequent years. Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

GRANTORS, for themselves and their successors and assigns, hereby covenant and represent that they have not done, or suffered to be done, anything whereby the premises hereby conveyed is, or may be, in any manner encumbered or charged, except as recited herein, and that they will warrant and defend the premises against all persons lawfully claiming by, through, or under Grantors and none other.

Permanent Real Estate Index Numbers: 17-32-407-039-1002 and
17-32-407-039-1005

Address of Real Estate: 832 W. 36TH ST. UNIT 2, CHICAGO, IL 60609

Dated this 30th day of April, 2024



LIEN HO



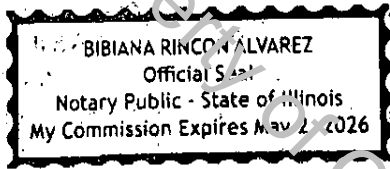
CLIFTON WONG

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STATE OF ILLINOIS)
COUNTY OF COOK) ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT LIEN HO and CLIFTON WONG, 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 acknowledged that they signed, sealed 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 any right of homestead.

Given under my hand and official seal this 30th day of April, 2024.



[Handwritten Signature]

Notary Public

Cook County Clerk's Office

Prepared by:
John F. Etkorn
1632 W. Touhy Avenue
Chicago, IL 60626-2514
773-484-3853
john@etzkorn-law.com

Mail Deed to:
~~Katrina M. Barnett~~
~~401 N. Michigan, Suite 1200~~
~~Chicago, IL 60611~~

Name and Address of Taxpayer:
Enrique Figueroa, Jr. *and Bridget W. Grissom*
832 W. 36th St., Unit 2
Chicago, IL 60609

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EXHIBIT "A" – LEGAL DESCRIPTION

UNIT 2 AND PARKING SPACE P-1 IN THE ZIVA CONDOMINIUM AS DELINEATED ON A PLAT SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 19 IN BLOCK 6 IN GAGE AND OTHERS SUBDIVISION OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 32, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED JULY 31, 2008 AS DOCUMENT NUMBER 0221316018; AS AMENDED FROM TIME TO TIME TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

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