

# UNOFFICIAL COPY

Doc#: 2418502265 Fee: \$107.00

CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

Date 7/3/2024 12:20 PM Pg: 1 of 3

LN24029163 1 of 1

PREPARED BY: Elizabeth Higgins  
Cervantes Chatt & Prince P.C.  
100 N. LaSalle Street, Suite 2207  
Chicago, Illinois 60602

Dec ID 20240601639666

ST/Co Stamp 0-695-231-280 ST Tax \$670.00 CO Tax \$335.00

City Stamp 2-004-296-496 City Tax \$7,035.00

AFTER RECORDING, MAIL TO:

George R. Baker and Chunyan Wang  
630 W. Wrightwood Avenue, Unit 2W,  
Chicago, Illinois 60614

## WARRANTY DEED

GRANTOR,

HAN LIU, a married woman, and  
TAO WANG, her husband for the  
purpose of waiving homestead  
rights, of the city of Chicago,  
County of Cook, State of Illinois, for  
and in consideration of the sum of  
TEN and NO/100 (\$10.00)  
DOLLARS and other good and  
valuable consideration in hand  
paid,

(The Above Space for Recorder's Use Only)

CONVEYS and WARRANTS to GRANTEE(s), George R. Baker, not individually, but as  
Trustee of THE GEORGE R. BAKER TRUST DATED APRIL 8, 2016 and Chunyan Wang, not  
individually, but as Trustee of THE CHUNYAN WANG TRUST DATED FEBRUARY 24, 2016,  
all interest in the following described Real Estate situated in the County of Cook, in the State of  
Illinois, to wit: \* AS TO A fifty (50%) interest  
\*\* AS TO A fifty (50%) interest, as tenants in common, both of  
SEE ATTACHED LEGAL DESCRIPTION Chicago, IL

SUBJECT TO: Covenants, conditions and restrictions of record; Zoning laws and ordinances;  
Building lines and easements; General real estate taxes for the year ~~2023~~ and subsequent years;  
2024

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

Permanent Index Number:

14-28-305-064-1017 (Unit 630-2W)

14-28-305-064-1041 (Unit P-21)

14-28-305-064-1055 (Unit P-35)

Common Address of Real Property:

630 West Wrightwood Avenue, Unit 2W,  
Chicago, IL 60614

# UNOFFICIAL COPY

Dated this 25 day of June, 2024.

HAN LIU

TAO WANG, for the purpose of waiving homestead rights

STATE OF IL )  
 ) SS  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **HAN LIU AND TAO WANG**, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me and they signed 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 the right of homestead.

GIVEN, under my hand and official seal, this 25th day of June, 2024.



Notary Public  
My Commission Expires 12/11/2024

**MAIL SUBSEQUENT TAX BILLS TO:**

George R. Baker and Chunyan Wang  
630 West Wrightwood Avenue, Unit 2W,  
Chicago, IL 60614

REAL ESTATE TRANSFER TAX		28-Jun-2024
	CHICAGO:	5,025.00
	CTA:	2,010.00
	<b>TOTAL:</b>	<b>7,035.00 *</b>

14-28-305-064-1017 | 20240601639666 | 2-004-296-496

\* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX		28-Jun-2024
	COUNTY:	335.00
	ILLINOIS:	670.00
	<b>TOTAL:</b>	<b>1,005.00</b>

14-28-305-064-1017 | 20240601639666 | 0-695-231-280

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## Exhibit A

UNITS 630-2W AND P-21 AND P-35 IN THE WRIGHTWOOD COMMONS CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PARTS OF CERTAIN LOTS IN THE SUBDIVISION OF LOT 8 IN THE COUNTY CLERK'S DIVISION OF OUTLOT "D" IN WRIGHTWOOD, A SUBDIVISION OF THE SOUTHWEST 1/4 OF SECTION 28, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 96293146, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PIN: 14-28-305-064-1017 (Unit 630-2W), 14-28-305-064-1041 (Unit P-21), 14-28-305-064-1055 (Unit P-35)

For Informational Purposes only: 630 West Wrightwood Avenue, Unit 2W, Chicago, IL 60614

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