

# UNOFFICIAL COPY

## WARRANTY DEED

Illinois Statutory  
(Individual)

Doc#: 1905908185 Fee: \$52.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 02/28/2019 01:48 PM Pg: 1 of 3

MAIL TO:

Nawal A. Daoud  
Attorney at Law  
5730 W 95<sup>th</sup> Street  
Oak Lawn, Illinois 60453

Dec ID 20190201602429  
ST/CO Stamp 0-729-630-112  
City Stamp 1-556-620-704

NAME & ADDRESS OF TAXPAYER:

Deluxe Properties LLC

~~7822 S. Kingston Ave~~ 130 N STETSON  
Chicago, IL 60649 #2500  
Chicago, IL  
60601-6749

THE GRANTOR(S) Joudeh Investments, LLC an Illinois Limited Liability Company, for and in consideration of TEN and 00/100 DOLLARS (\$10.00) IN HAND PAID, CONVEY(S) and QUITCLAIM(S) to GRANTEE(S),

**Deluxe Properties LLC, a Delaware limited liability company**  
7822 S. Kingston Ave  
Chicago, IL 60649

In FEE SIMPLE, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit: (See reverse side of this instrument for Legal Description), hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois, TO HAVE AND TO HOLD said premises as fee simple forever. Subject to General taxes for 2018 and subsequent years, and covenants and restrictions of record.

Dated this 29<sup>th</sup> day of January, 2019.

NON-HOMESTEAD PROPERTY

[Signature] (Seal)  
Joudeh Investments, LLC  
by Majdy N. Joudeh its member

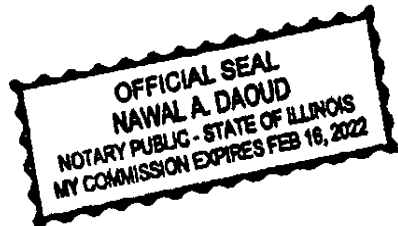
**FIRST AMERICAN TITLE**  
FILE # \_\_\_\_\_

State of Illinois )  
                          ) SS  
County of Cook )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Majdy N. Joudeh, 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, and acknowledged that he/they signed, sealed and delivered the instrument as his/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 29<sup>th</sup> day of January, 2019.

[Signature]  
Notary Public



My commission expires: 2-16-2022

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LEGAL DESCRIPTION

Premises commonly known as: **7822 S. Kingston Ave, Chicago, IL 60649**

Permanent index number: **21-30-327-014-0000 Vol. 274**

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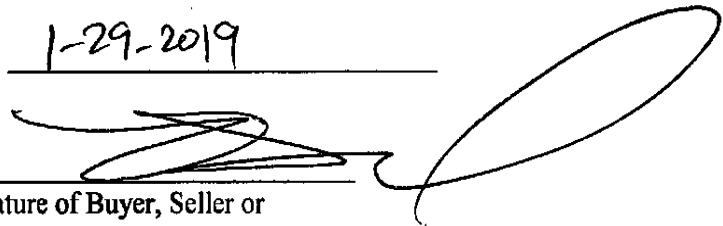
**LOT 7 IN BLOCK 15 IN THE SOUTH SHORE PARK, A SUBDIVISION OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 30, TOWNSHIP 38 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

Property of Cook County Clerk's Office

**Cook County - State of Illinois Transfer Stamp**

Exempt under provisions of paragraph E Section 4,  
Real Estate Transfer Act

Date: 1-29-2019

  
\_\_\_\_\_  
Signature of Buyer, Seller or  
Representative

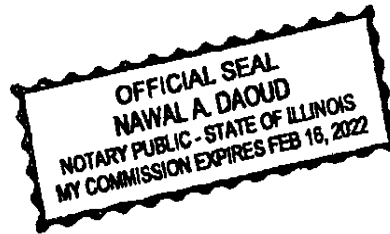
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## STATEMENT OF GRANTOR/GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest 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 title to real estate under the laws of the State of Illinois.

Dated 1-29, 2019 Signature: [Signature]  
Grantor or Agent

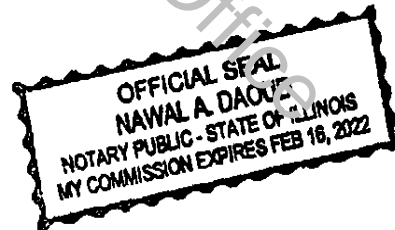
Subscribed and sworn to before me by the said Grantor this 29 day of January 2019  
Notary Public [Signature]



The grantee or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest 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 title to real estate under the laws of the State of Illinois.

Dated 1-29, 2019 Signature: [Signature]  
Grantee or Agent

Subscribed and sworn to before me by the said Grantee this 29 day of January 2019  
Notary Public [Signature]



NOTE: 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 AB) to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.