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Doc#. 2018321042 Fee: \$98.00

Edward M. Moody

Cook County Recorder of Deeds Date: 07/01/2020 09:12 AM Pg: 1 of 3

Dec ID 20200501689173

ST/CO Stamp 2-001-583-328 ST Tax \$705.00 CO Tax \$352.50

City Stamp 1-711-594-720 City Tax: \$7,402.50

WARRANTY DEED

Philip J. Gianfortune, as Trustee of the Philip J. Gianfortune Declaration of Trust dated January 31, 1998, 2611. W. Superior St., Chicago, IL 60612 ("Grantor") for and in consideration of TEN & 00/100 DOI LARS, and other good and valuable consideration, CONVEY(S) and WARRANT(S) to Mchammed Barakat and Simone Hoehne Barakat, husband and wife, 2611 W. Superior St., Chicago, IL 60612 ("Grantee"), as tenants by the entirety, the following described real estate situated in the County of Cook in the State of Illinois, to wit:

See attached legal description

Permanent Real Estate Index Number: 16-12-205-020-0000

Address of Real Estate: 2611 W. Superior St., Chicago, IL 60612

SUBJECT TO: covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; and general real estate taxes not yet due and payable at the time of Closing

hereby releasing any claim which Grantor may have under the Homestead Exemption Laws of the State of Illinois.

File FD20-0321 1/2

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the Philip J. Gianfortune Declaration of Trust dated January 31, 1998

STATE OF

ACKNOWLEDGMENT

I, the undersigned, a Notary Public in and for the County and State aforesaid, DOES HEREBY CERTIFY, that Philip J. Gianfortune. as Trustee of the Philip J. Gianfortune Declaration of Trust dated January 31, 1998, is 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 and delivered the said instruce of, as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and under this seal this

Commission expires:

Official Seal Teresa L West

Notary Public State of Illinois My Commission Expires 11/20/2020 REAL ESTATE TRANSFER TAX

29-May-2020 COUNTY 705.00 ILLINOIS:

1.057.50

16-12-205-020-0000

20200501689173 | 2-001 533 328

TOTAL:

Prepared By:

Matthew Rich, Esq. Braun & Rich, PC 4301 Damen Avenue Chicago, Illinois 60618

Return to after recording and Name and Address of Taxpayer: Mohammed Barakat and Simone Hoehne Barakat 2611 W. Superior St. Chicago, IL 60612

REAL ESTATE TRANSFER TAX		29-May-2020
	CHICAGO:	5,287.50
	CTA:	2,115.00
100 miles	TOTAL:	7,402.50 *

16-12-205-020-0000 | 20200501689173 | 1-711-594-720

^{*} Total does not include any applicable penalty or interest due.

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EXHIBIT "A"

Lot 44 in the Resubdivision of Block 3 (except the East 67 feet of said block) in Wright and Webster's Subdivision of the Northeast Quarter of Section 12, Township 39 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

PIN(S): 16-12-205-020-0000

Property of Cook County Clerk's Office