

UNOFFICIAL COPY

Doc#. 2203418101 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 02/03/2022 09:29 AM Pg: 1 of 4

Dec ID 20220201614186
ST/CO Stamp 0-769-397-136 ST Tax \$46.00 CO Tax \$23.00
City Stamp 1-194-320-272 City Tax: \$483.00

RECORDING COVER PAGE

Fidelity National Title

WARRANTY DEED

SC22000898

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WARRANTY DEED

Statutory (ILLINOIS)

THE GRANTOR,

Galaxy Realty Management LLC,
*a limited liability company formed under
the laws ,of the State of Illinois, for and in
Consideration of TEN AND NO 00/100 (\$10.00)*

DOLLARS and other Good and valuable
consideration, in hand paid,
CONVEYS and WARRANTS to the
GRANTEE *Cynthia's Properties, Jelani Ahmed*
An Illinois limited liability company married woman
As **SOLE OWNER**

all interest in the following described Real estate
situated in the county of
Cook, State of Illinois to wit:

SEE ATTACHED LEGAL DESCRIPTION


SUBJECT TO: Real estate taxes (2) Covenant, conditions, restrictions and easements apparent
or of record; (3) All applicable zoning laws and ordinances; Hereby releasing and waiving all
rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE
AND HOLD of said premises forever.


NON HOMESTEAD PROPERTY

Permanent Index Number: 20-29-217-021-0000

Address of Real Estate: 7351 S. May St. Chicago, IL 60621

DATED this 27 day of January, 2020.




----- (SEAL)
Galaxy Realty Management LLC

| REAL ESTATE TRANSFER TAX | | 02-Feb-2022 |
|---|----------|-------------|
|  | CHICAGO: | 345.00 |
| | CTA: | 138.00 |
| | TOTAL: | 483.00 * |

20-29-217-021-0000 | 20220201614186 | 1-194-320-272

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

FIDELITY NATIONAL TITLE
SC22000898

| REAL ESTATE TRANSFER TAX | | 02-Feb-2022 |
|--|-----------|-------------|
|   | COUNTY: | 23.00 |
| | ILLINOIS: | 46.00 |
| | TOTAL: | 69.00 |

20-29-217-021-0000 | 20220201614186 | 0-789-397-136

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STATE OF ILLINOIS)
COUNTY OF COOK)

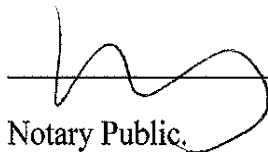
Exempt under Provisions
Of paragraph D section
31- 45 -----

----- Date

Buyer/Seller/Rep

I, the undersigned, a Notary Public in and for said County, in the State aforesaid DO HEREBY CERTIFY that Shehzed Khan, personally known to me be the same persons whose names subscribed to the foregoing instrument, appeared before me this day in person, and acknowledge 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 the right of homestead.

Given under my hand & official seal this 27 day of January, 2022.



Notary Public.



Prepared by:

AAI LAW Group LLC
Aftab A. Iqbal/ *Attorney at Law*
477 E. Butterfield Road Suite #108
Lombard, Illinois 60148

GRANTEE'S ADDRESS &
Mail and Tax Bill to:

Jelani Ahmed
8240 Major Ave
Morton Grove IL 60053

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EXHIBIT "A" Legal Description

LOT 28 IN BLOCK 1 IN SAMUEL EICHBERG'S SUBDIVISION OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 29, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

This page is only a part of a 2016 ALTA® Commitment for Title Insurance issued by Fidelity National Title Insurance Company. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I-Requirements; Schedule B, Part II-Exceptions; and a counter-signature by the Company or its issuing agent that may be in electronic form.

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