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Doc#. 2211607321 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 04/26/2022 02:21 PM Pg: 1 of 3

Dec ID 20220401687375
ST/CO Stamp 0-222-570-384 ST Tax \$395.00 CO Tax \$197.50
City Stamp 0-893-659-024 City Tax: \$4,147.50

WARRANTY DEED
ILLINOIS STATUTORY
Individual

Chicago Title

THE GRANTOR, ZARGHAM HAIDER SHAH, a married man, 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, CONVEYS and WARRANTS to DANIEL PERRY, ~~individually, in fee simple~~ of the City of Chicago, of the County of Cook, State of Illinois, all interest in the following described Real Estate situated in the County of Cook, the State of Illinois, to wit:

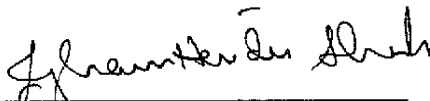
SEE ATTACHED EXHIBIT "A"

SUBJECT TO: Covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due and payable.

Subject property is not homestead property of Grantor and his spouse.

Permanent Real Estate Index Number(s): 20-23-212-063-0000 and 20-23-212-062-0000.
Address(es) of Real Estate: 6518 S. Kenwood Ave., Chicago, IL 60637.

Dated this 20TH day of APRIL, 2022.


ZARGHAM HAIDER SHAH

Warranty Deed - Individual

22CSCCOUNSELOR RJG 1002

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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT ZARGHAM HAIDER SHAH, a married man, 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, sealed and delivered in the instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 20th day of April, 2022.



[Signature] (Notary Public)

Prepared by:
Richard C. Spain, Esq.
Spain, Spain & Varnet P.C.
33 N. Dearborn Street, Suite 2220
Chicago, IL 60602

Mail To:
~~Asheena Graham, Esq.~~
~~Asheena Graham Law~~
~~21201 Elston Road #1992~~
~~Frankfort, IL 60423~~

Daniel Perry
4518 S. Kenwood Ave
Chicago, IL 60637

Name and Address of Taxpayer:
DANIEL PERRY
same as above [Signature]

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EXHIBIT "A"

THE NORTH 27.16 FEET OF THE SOUTH 271.60 FEET OF THE FOLLOWING, TAKEN AS A TRACT:

LOTS 20-25 IN BLOCK 1 IN THOMAS A. HALL'S ADDITION TO HYDE PARK IN THE NORTHEAST QUARTER OF SECTION 23, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, TOGETHER WITH LOTS 12-16 IN BLOCK 2 IN WAIT AND MUNRO'S ADDITION TO HYDE PARK IN THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 23, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office