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**UNOFFICIAL COPY**  
**WARRANTY DEED**

**MAIL TO:**

Nancy Sander  
Office of Nancy Nowak Sander  
8532 School St.  
Morton Grove, IL 60053

Doc#. 2214607166 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 05/26/2022 08:51 AM Pg: 1 of 3

Dec ID 20220501623923  
ST/CO Stamp 2-037-350-288 ST Tax \$220.00 CO Tax \$110.00  
City Stamp 0-426-737-552 City Tax: \$2,310.00

**NAME & ADDRESS OF TAXPAYER**

Arslan Ali  
Mehr Unnisa Zaheer  
6490 N. Northwest Highway  
Unit 5A  
Chicago, IL 60631

THE GRANTORS, MARSHA L. MARCHIONNA, a widow of 1809 S. Washington Ave., Park Ridge, IL 60068 and ANNA MARCHIONNA married to Joseph Krupiczowicz, of 1809 S. Washington Ave., Park Ridge, IL 60068, and JOSEPH M. MARCHIONNA, an unmarried man, of 5901 N. Sheridan Rd., Unit 15K, Chicago, IL 60660, for and in consideration of TEN AND NO/100 DOLLARS (\$10.00), and other good and valuable consideration in hand paid, CONVEYS, RELEASES AND TRANSFERS to ARSALAN ALI AND MEHR UNNISA ZAHEER, ~~Husband and Wife, as Tenants by the Entirety~~, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

as joint tenants, of Chicago, Illinois

UNIT 5A IN THE REGENCY CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

THE SOUTHEASTERLY 122.5 FEET OF THE SOUTHEASTERLY 1.12 ACRES OF LOT 7 IN THE SUBDIVISION OF THAT PART OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 36, TOWNSHIP 41 NORTH, RANGE 12, 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 21673482, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Permanent Real Estate Index Number: 09-36-425-052-1025

Property Address: 6490 N. NORTHWEST HIGHWAY, UNIT 5A, CHICAGO, IL 60631

The Grantors, for themselves, and their successors, do covenant, promise and agree, to and with Grantees, their successors and assigns, that it has not done, or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner, encumbered or charged, except as set forth in this Deed. Grantors covenants that the Grantors WILL WARRANT AND DEFEND said premises against all persons lawfully claiming, by, through or under the Grantors.

Subject only to the following, if any: 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; general real estate taxes not due and payable at the time of Closing; and hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

**THIS IS NOT HOMESTEAD PROPERTY AS TO JOSEPH KRUPICZOWICZ.**

# UNOFFICIAL COPY

Dated this 6 day of May, 2022.

Marsha L. Marchionna (Seal)  
MARSHA L. MARCHIONNA

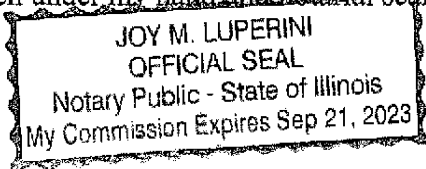
Anna Marchionna (Seal)  
ANNA MARCHIONNA

Joseph M. Marchionna (Seal)  
JOSEPH M. MARCHIONNA

STATE OF ILLINOIS )  
 ) ss.  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, **MARSHA L. MARCHIONNA**, a widow, personally known to me to be the same person whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the instrument as her 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 10 day of May, 2022.

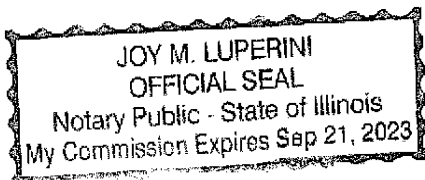


Joy M. Luperini  
Notary Public

STATE OF ILLINOIS )  
 ) ss.  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, **ANNA MARCHIONNA married to Joseph Krupiczowicz**, personally known to me to be the same person whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the instrument as her 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 10<sup>th</sup> day of May, 2022.



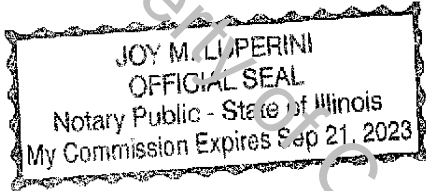
Joy M. Luperini  
Notary Public

# UNOFFICIAL COPY

STATE OF ILLINOIS )  
 ) ss.  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, **JOSEPH M. MARCHIONNA, unmarried**, personally known to me to be the same person whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the instrument as his 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 11 day of May, 2022.



Joy M. Luparini  
Notary Public

This instrument was prepared by :  
Edward E. Reda Jr.  
Reda | Ciprian | Magnone LLC  
8501 W. Higgins, Suite 440  
Chicago, Illinois 60631

COOK County Clerk's Office