

UNOFFICIAL COPY

Doc#: 2222047067 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/08/2022 02:29 PM Pg: 1 of 3

WARRANTY DEED

Statutory (Illinois)
(Individuals to Individual)

Dec ID 20220601654627
ST/CO Stamp 0-270-104-656 ST Tax \$1,200.00 CO Tax \$600.00
City Stamp 0-925-333-584 City Tax: \$12,600.00

This Instrument was prepared by:

Gretchen Chavez
RGC Law Group, LLC
11 N. Northwest Hwy., Suite 133
Park Ridge, IL 60068

Send Subsequent Tax Bills to:

Elias G. Akkari and Majd Akkari
5967 N. Nina Avenue
Chicago, IL 60631

Mail to:

Mraibie & Associates
14600 John Humphrey Drive
Orland Park, IL 60462

RECORDERS STAMP

PTZ-84674 1/2

The Grantor, FRANK PELLEGRINO married to Emily Pellegrino, of the City of Chicago, State of Illinois, County of Cook, for and in consideration of Ten (\$10.00) Dollars, in hand paid, **CONVEY and WARRANT** to **ELIAS G. AKKARI and MAJD AKKARI**, husband and wife, as tenants by the entirety and not as joint tenants or tenants in common, of 5108 N. Long Avenue, Chicago, IL 60630, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

See Legal Description attached hereto as Exhibit "A"

Property Index Number: 13-06-305-016-0000

Common Address: 5967 N. Nina Avenue, Chicago, IL 60631

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 at the time of Closing.

Proper Title, L.L.C.
1530 E. Dundee Road
Suite #250
Palatine, IL 60074

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IN WITNESS WHEREOF, said Grantors have caused their name to be signed to these presents this 14 day of June, 2022.

X [Signature]
Frank Pellegrino

X [Signature]
Emily Pellegrino
Signing for the sole purpose of waiving homestead rights.

STATE OF Illinois

COUNTY OF Cook

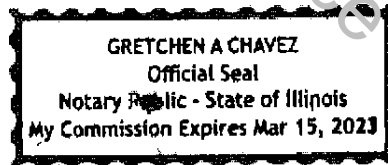
I, the undersigned, a Notary Public, in and for said County, in the State aforesaid, DO HEREBY CERTIFY that

Frank Pellegrino and Emily Pellegrino

Personally known to me to be the same persons whose names are subscribed to the foregoing instrument appeared before me this day in person and acknowledged that they signed, sealed and delivered said instrument as their free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 14 day of June, 2022.

[Signature]
Notary Public



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EXHIBIT "A"

LEGAL DESCRIPTION

**LOT 42 IN BLOCK 13 IN NORWOOD PARK IN SECTION 6, TOWNSHIP 40 NORTH,
RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

Permanent Real Estate Index Number(s): 13-06-305-016-0000

Commonly known as: 5967 N. Nina Avenue
Chicago, IL 60631

Property of Cook County Clerk's Office