

# UNOFFICIAL COPY

## WARRANTY DEED ILLINOIS STATUTORY

Doc#: 2223404261 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 08/22/2022 01:03 PM Pg: 1 of 2

Dec ID 20220801608056  
ST/CO Stamp 0-955-896-400 ST Tax \$482.50 CO Tax \$241.25  
City Stamp 1-492-767-312 City Tax: \$5,066.25

Mail to:

PREYAS LAW GROUP  
2040 N. HARLEM AVE  
ELMWOOD PARK, IL 60707

Name & Address of Taxpayer:

JUSTIN RODRIGUEZ  
1750 N KARLOV AVE  
CHICAGO, IL 60639

(Space for Recorder's Use)

THE GRANTOR(S), SINAMI LLC, A LIMITED LIABILITY Company

of the CITY of CHICAGO, County of COOK State of ILLINOIS  
for and in consideration of \_\_\_\_\_ DOLLARS


and other good and valuable consideration, in hand paid, CONVEY(S) and WARRANT(S) to  
THE GRANTEE(S), JUSTIN RODRIGUEZ, AN UNMARRIED MAN



Matthew  
(Grantee's Address) 1750 N KARLOV AVE, CHICAGO, IL 60639

of the CITY of CHICAGO, County of COOK State of IL  
in the form of ownership: \_\_\_\_\_

all interest in the following described real estate situated in the County of COOK, in the State of Illinois to wit:

Lot 3 and the North 10 feet of Lot 4 in Ernst F. Wendell's Resubdivision of Lot 41 (Except the South 5 Feet) and all of Lots 42 to 48, both inclusive, in Block 22 in Garfield, a subdivision of the Southeast 1/4 of Section 34, Township 40 North, Range 13, East of the Third Principal Meridian, (Except the West 307 feet of the North 631.75 Feet and the West 333 feet of the South 1295 feet thereof), in Cook County, Illinois.

REAL ESTATE TRANSFER TAX		15-Aug-2022
	CHICAGO:	3,618.75
	CTA:	1,447.50
	TOTAL:	5,066.25 *
13-34-420-023-0000   20220801608056   1-492-767-312		

REAL ESTATE TRANSFER TAX		15-Aug-2022
	COUNTY:	241.25
	ILLINOIS:	482.50
	TOTAL:	723.75
13-34-420-023-0000   20220801608056   0-955-896-400		

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

(NOTE: If additional space is required for legal, attach on a separate 8-1/2" x 11" sheet.)

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Index Number(s): 13-34-420-023-0000

Property Address: 1750 N KARLOV AVE, CHICAGO, IL 60639

A22-1829 AT

# UNOFFICIAL COPY

Dated this 12th day of August, 2022

\_\_\_\_\_  
(Seal)

\_\_\_\_\_  
(Seal)

Agentina Alushani (Seal)  
SINANI LLC, BY AGENTINA ALUSHANI

AGENTINA ALUSHANI (Seal)

as managing member

(NOTE: Please type or print names below all signatures.)

STATE OF ILLINOIS )

COUNTY OF COOK ) ss

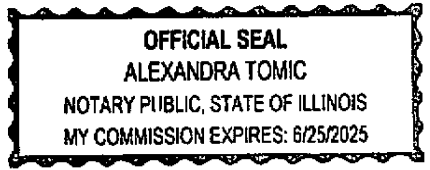
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT  
AGENTINA ALUSHANI A MEMBER OF SINANI LLC

personally known to me to be the same person(s) whose name(s) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/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 and notarial seal this 12th day of August, 2022

Alexandra Tomic  
Notary Public

(Seal)



My commission expires: 6/25/2025

COOK COUNTY / ILLINOIS TRANSFER STAMP

Name & Address of Preparer:  
ANTHONY V. PANZICA  
ATTORNEY AT LAW  
2510 W. IRVING PARK ROAD # B  
CHICAGO, IL 60618

or  
Exempt under provisions of Paragraph \_\_\_\_\_  
Section 4, Real Estate Transfer Tax Act.  
Date: \_\_\_\_\_

Buyer, Seller or Representative

\*\* This conveyance must contain the name and address of the Grantee for tax billing purposes: (Chap. 55 ILCS 5/3-5020) and name and address of the person preparing the instrument (Chap. 55 ILCS 5/3-5022).