

At 10/2  
2025 A-492002 810

# UNOFFICIAL COPY

## WARRANTY DEED

### INSTRUMENT PREPARED BY :

Michael Forkan  
Forkan Law  
2519 N. California Avenue  
Chicago, Illinois 60647

Doc#: 2227145039 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 09/28/2022 10:01 AM Pg: 1 of 2

Dec ID 20220901641079  
ST/CO Stamp 1-657-169-488 ST Tax \$900.00 CO Tax \$450.00

### MAIL TO:

Jameal  
Tax Bill

### MAIL TAX BILLS TO:

Afif Chamass and Haifa Bayram  
109 Carriage Way Drive  
Burr Ridge, IL 60527

THIS SPACE RESERVED FOR RECORDER

This agreement, made this 13th day of SEPTEMBER, 2022, between FORKAN FAMILY LLC, INC), An Illinois Limited Liability Corporation, created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, party of the first part, and AFIF CHAMASS AND HAIFA BAYRAM, A Married Couple, of Chicago, Illinois party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of Ten Dollars, and other good and valuable consideration, in hand paid by the party of the second part, the receipt of which is acknowledged, and pursuant to the authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY AND WARRANT unto the party of the second part, NOT AS TENANTS IN COMMON AND NOT AS JOINT TENANTS BUT AS TENANTS BY THE ENTIRETY IN FEE SIMPLE FOREVER, all the following described real estate, situated and described as follows, to wit

### LEGAL DESCRIPTION:

LOT 50, EXCEPT THE EASTERLY 10 FEET RUNNING ON A NORTH SOUTH LINE, CARRIAGE WAY SUBDIVISION, BEING A PART OF THE SOUTHWEST 1/4 OF SECTION 19, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Commonly Known As: 109 Carriage Way Drive, Burr Ridge, IL 60527-5703

PIN: 18-19-306-027-0000

SUBJECT TO: Covenants, conditions and restrictions of record, public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; and general real estate taxes for 2021 and subsequent years.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as

