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Doc#. 2234833165 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 12/14/2022 12:58 PM Pg: 1 of 3

WARRANTY DEED ILLINOIS STATUTORY

Dec ID 20221201608494
ST/CO Stamp 0-190-729-552 ST Tax \$250.00 CO Tax \$125.00

Prepared By:
Law Offices of Jay H. Chie P.C.
2454 E. Dempster St., Suite 310
Des Plaines, IL 60016

THE GRANTOR, JVA TWO, LLC, a Delaware limited liability company, of the City of Northbrook, County of Cook, State of Illinois, for and in consideration of Ten (\$10.00) Dollars, and other good and valuable considerations in hand paid,

CONVEYS and WARRANTS to GRANTEE, ATA M. BAWADI, a married man

- in FEE SIMPLE
 in ~~JOINT TENANCY WITH RIGHT OF SURVIVORSHIP,~~
 in ~~TENANTS IN COMMON, or~~
 in ~~TENANCY BY THE ENTIRETY WITH RIGHT OF SURVIVORSHIP.~~

(GRANTEE'S ADDRESS) of 5700 W. 87th Place Oak Lawn of the County of Cook, 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"

SUBJECT TO: General real estate taxes not yet due and payable; covenants, conditions and restrictions of record; building lines and easements.

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

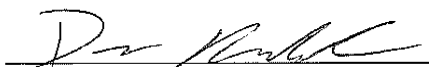
Permanent Index Number: 27-25-311-003-0000 and 27-25-311-009-0000

Address of Real Estate: 7801 West 174th Street, Tinley Park, IL 60477

Dated this 5th day of December, 2022

GRANTOR:

CT-2260003497PK



JVA TWO, LLC
By: Dan Bednyak, Authorized Signatory

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EXHIBIT "A"

Order No.: 22GCO003492PK

Property Address: 7801 W 174th St, Tinley Park, IL 60477

For APN/Parcel ID(s): 27-25-311-003-0000

LOT 6 AND THE EAST 20 FEET OF LOT 7 IN BLOCK 14 IN SUNDALE RIDGE, BEING A SUBDIVISION OF PART OF THE SOUTHEAST 1/4 AND ALSO PART OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 25, TOWNSHIP 36 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, AS PER PLAT RECORDED ON NOVEMBER 17, 1959 AS DOCUMENT NUMBER 17714360 AND FILED IN BOOK 549 OF PLATS, PAGE 819, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office