

UNOFFICIAL COPY

Doc#: 2314413091 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/24/2023 10:04 AM Pg: 1 of 2

Dec ID 20230501610778
ST/CO Stamp 0-984-642-256 ST Tax \$535.00 CO Tax \$267.50

WARRANTY DEED

File No: 23157137

THIS INDENTURE WITNESSETH, that the Grantor(s), Hani Sughayer, a married man, of the County of Cook and State of Illinois for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations, the receipt of which is hereby acknowledged, CONVEY(S) and WARRANT(S) TO Basel Hasan, ~~and Luma Albzour, *~~ the following described real estate, to-wit:

** as husband and wife, to hold not as joint tenants or tenants in common but as Tenants by the entirety*

LOT 119, AND THAT PART OF LOT 118 BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 118; THENCE NORTH 83 DEGREES 59 MINUTES 24 SECONDS EAST, 167.59 FEET TO THE MOST NORTHERLY CORNER OF SAID LOT 118; THENCE SOUTH 80 DEGREES 28 MINUTES 20 SECONDS WEST, 163.37 FEET, TO THE SOUTHWESTERLY LINE OF SAID LOT 118; THENCE NORTHERLY 11.00 FEET ALONG SAID SOUTHWESTERLY LINE, BEING THAT ARC OF A CIRCLE OF 283.00 FEET RADIUS CONCAVE NORTHEASTERLY HAVING A CENTRAL ANGLE OF 2 DEGREES 13 MINUTES 37 SECONDS AND CHORD BEARING OF NORTH 30 DEGREES 13 MINUTES 13 SECONDS WEST, TO THE HEREIN DESIGNATED POINT OF BEGINNING, ALL IN PHEASANT LAKE UNIT 3, BEING A SUBDIVISION OF PART OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 34, TOWNSHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 27-34-410-019-0000

Address of Real Estate: 17919 Golden Pheasant Dr, Tinley Park, IL 60487

Subject to the following restrictions: a) all taxes and special assessments for the year 2022 and thereafter; b) zoning laws and ordinances; c) covenants, conditions, restrictions of record and easements for the use of public utilities; d) roads and highways; situated in, 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

Dated this 28th Day of April, 20 23

x Hani Sughayer
Hani Sughayer

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STATE OF Illinois)

COUNTY OF Cook) SS.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT, Hani Sughayr, personally known to me to be the same person(s) whose names are subscribed to the foregoing instrument, as having executed the same, 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 28th day of April, 2023

Amy Ezeldin
Notary Public

This Instrument was prepared by:
Ezeldin Law Firm, PC
10125 S Roberts Rd.
Suite 101
Palos Hills IL 60465



Future Tax Bills to:
Basel Hasan Luma Albzour
17919 Golden Pheasant
Tinley Park IL 60487

After recording return document to:
Basel Hasan Luma Albzour
17919 Golden Pheasant Dr
Tinley Park IL 60487

REAL ESTATE TRANSFER TAX		10-May-2023
COUNTY:		267.50
ILLINOIS:		535.00
TOTAL:		802.50
27-34-410-019-0000		20230501610778 0-984-642-256