

UNOFFICIAL COPY

WARRANTY DEED

Individual

Doc#: 2316433435 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/13/2023 02:47 PM Pg: 1 of 3

MAIL TAX BILL TO:

Adel Matarieh
17030 Marilyn Drive
Tinley Park, Illinois 60477

Dec ID 20230601645894
ST/CO Stamp 0-535-480-016 ST Tax \$410.00 CO Tax \$205.00

MAIL RECORDED DEED TO:

Dany Bourjas
Bourjas Law LLC
9759 Southwest Hwy, Oak Lawn IL 60453

THE GRANTORS, **TAS UDDIN AND ASHA BAIG**, husband and wife, of 17030 Marilyn Drive, Tinley Park, Illinois 60477, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, **CONVEY AND WARRANT** to **ADEL MATARIEH** and **SUAD MATARIEH**, husband and wife as tenants by the entirety, of 7801 Lorel Avenue, , all right, title, and interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

SEE ATTACHED EXHIBIT A

Permanent Index Number: 27-26-218-021-0000
Property Address: 17030 Marilyn Drive, Tinley Park, Illinois 60477

Subject, however, to the general real estate taxes not due and payable at the time of Closing, and all covenants, restrictions, and conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

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

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DATED this 5 day of June, 23

Taj Uddin
TAJUDDIN

Asha Baig
ASHA BAIG

STATE OF ILLINOIS)
))
COUNTY OF Will) SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that TAJ UDDIN AND ASHA BAIG, 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 the said instrument, as 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 5 day of June, 23



[Signature]
Notary Public

PREPARED BY:
Berardi and Associates, LLC
Attorney Mark M. Berardi
14919 Founders Crossing
Homer Glen, Illinois 60491

Cook County Clerk's Office

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Exhibit "A" – Legal Description

PARCEL 1:

THAT PART OF THE EAST 306.00 FEET OF THE WEST 912.00 FEET OF THE NORTH 210.00 FEET OF THE SOUTH 260.00 FEET OF THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 26, TOWNSHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:
COMMENCING AT THE NORTHWEST CORNER OF SAID EAST 306.00 FEET;
THENCE SOUTH 89°50'11" EAST, ALONG THE NORTH LINE OF SAID EAST 306.00 FEET, 170.10 FEET;
THENCE SOUTH 0°09'24" EAST, PARALLEL TO THE WEST LINE OF SAID EAST 306.00 FEET, 85.50 FEET;
THENCE SOUTH 89°50'11" EAST 47.55 FEET TO A POINT OF BEGINNING ON THE SOUTHERLY EXTENSION OF THE CENTER LINE OF A COMMON WALL;
THENCE CONTINUING SOUTH 89°50'11" EAST 39.11 FEET TO A POINT ON THE SOUTHERLY EXTENSION OF THE CENTER LINE OF A COMMON WALL;
THENCE NORTH 0°00'54" EAST, ALONG SAID CENTER LINE AND THE SOUTHERLY AND NORTHERLY EXTENSIONS THEREOF, 85.50 FEET TO A POINT ON AFORESAID NORTH LINE OF SAID EAST 306.00 FEET;
THENCE NORTH 89°50'11" WEST, ALONG SAID NORTH LINE, 39.03 FEET TO A POINT ON THE NORTHERLY EXTENSION OF THE CENTER LINE OF A COMMON WALL;
THENCE SOUTH 0°4'12" WEST, ALONG SAID CENTER LINE AND THE NORTHERLY AND SOUTHERLY EXTENSIONS THEREOF, 85.50 FEET TO THE POINT OF BEGINNING; ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS AS CREATED BY THE DECLARATION OF EASEMENTS, RESTRICTIONS AND COVENANTS FOR LILLIE'S PLACE TOWNHOMES RECORDED OCTOBER 27, 2004 AS DOCUMENT 0430111130.