

UNOFFICIAL COPY

Doc#: 2326433202 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 09/21/2023 12:13 PM Pg: 1 of 2

Warranty Deed

Statutory (ILLINOIS)

Dec ID 20230901626550
ST/CO Stamp 0-814-464-464 ST Tax \$250.00 CO Tax \$125.00
City Stamp 2-088-992-208 City Tax: \$2,625.00

CT
236NW396387WC
1082

Above Space for Recorder's Use Only

THE GRANTOR, PETE HIGHLAND REALTY, LTD, of 8 E. 1st St., Hinsdale, Illinois 60521, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00) and other good and valuable considerations in hand paid, **CONVEYS** and **WARRANTS** to **HUNTER HUSAR and SIMONE RAWSKI**, of the City of Chicago, County of Cook and the State of Illinois, not as Joint Tenants, nor as Tenants in Common, but as **TENANTS BY THE ENTIRETY**, the following described Real Estate situated in the County of **COOK** in the State of Illinois, to wit:

LOT 28 IN FAKE SUBDIVISION OF LOT 3 IN BLOCK 28 IN CANAL TRUSTEES' SUBDIVISION OF SOUTH FRACTIONAL HALF OF SECTION 29, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N. 17-29-323-029-0000
c/k/a: 3016 South Lloyd Avenue, Chicago, Illinois 60608

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. **TO HAVE AND TO HOLD** said premises not as tenants in common, nor in joint tenancy, but as **TENANTS BY THE ENTIRETY, FOREVER.**

SUBJECT TO: covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due and payable at the time of Closing

DATED as of this 18 day of September, 2023.

PETE HIGHLAND REALTY, LTD

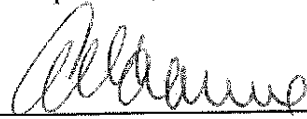

its President

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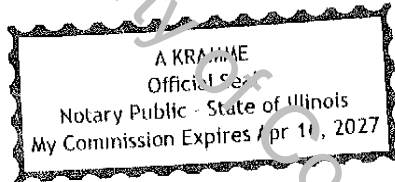
State of Illinois }
 }
 County of Cook } ss

I, the undersigned, a Notary Public in and for said County, in the State of aforesaid, DO HEREBY CERTIFY THAT **PETER BURDI**, President of **PETE HIGHLAND REALTY, LTD**, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument pursuant to authority given by the Operating Agreement of said Company, as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 18th day of September, 2023.



NOTARY PUBLIC



This instrument prepared by:
 Peter Burdi, Esq.
 Peter Burdi, Attorneys at Law, P.C.
 8 E. 1st St.
 Hinsdale, Illinois 60521
 Phone: (312) 907-9448

MAIL TO:

Hunter Husar
3016 South Lloyd Ave
Chicago IL 60608

SEND SUBSEQUENT TAX BILLS TO:

Hunter Husar
3016 South Lloyd Ave
Chicago IL 60608