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① 2364W 14252 EPK

Doc#: 2400506308 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/05/2024 11:57 AM Pg: 1 of 3

WARRANTY DEED Illinois Statutory

Dec ID 20231201602253
ST/CO Stamp 1-441-638-448 ST Tax \$620.00 CO Tax \$310.00

Mail to:
Agnes Pogorzelski
Agnes Pogorzelski & Associates, P.C.
7443 W Irving Park Rd. Suite 1W
Chicago, Il. 60634

Name & Address of Taxpayer:
Marek Tomasz Orzechowski
Katarzyna Orzechowski
546 Dempster St.
Mt. Prospect, IL 60056

RECORDER'S STAMP

The GRANTOR(S) **John Kyriakopoulos, a married man of the City of Elmhurst, County of DuPage, State of Illinois**, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY AND WARRANT to **Marek Tomasz Orzechowski and Katarzyna Orzechowski of Village of Arlington Heights, County of Cook, State of Illinois**, as Joint Tenants all interest in the following described land in the County of Cook State of Illinois; to wit:

LOT 26 IN PICKWICK COMMONS, A SUBDIVISION OF PART OF LOT 1 OF LINNEMAN'S DIVISION IN THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 14, TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Subject to:

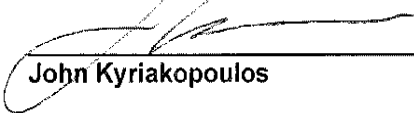
1. All general real estate taxes not yet due and payable at the time of closing.
2. Covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate

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

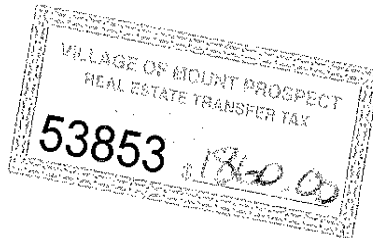
PIN: 08-14-405-007-0000

Property Address: 546 Dempster St. Mount Prospect, Il. 60056

Dated December 27, 2023

 (seal)
John Kyriakopoulos

_____ (seal)



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STATE OF Illinois }
 } ss
 County of Cook }

I, the undersigned, a Notary Public in and for said County, in the State of Illinois, DO HEREBY CERTIFY THAT **John Kyriakopoulos** is personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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, December 27, 2023

WITNESS my hand and official seal.

Signature *Elias Mantzavrakos*



My Commission Expires May 14, 2023

(Seal)

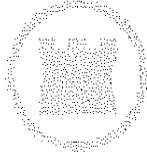
Prepared by:

Elias Mantzavrakos, Esq
 1699 Wall St. Suite 420
 Mount Prospect, Il. 60056

County - Illinois Transfer Stamps Exempt under provisions of paragraph Section 31-45, Real Estate Transfer Tax Law Date: _____ _____ Buyer, Seller or Representative
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**This conveyance must contain the name and address of Grantee for tax billing purposes: Chap. 55 ILCS 5/3-5020) and name and address of the person preparing the instrument: (Chap. 55 ILCS 5/3-5022).

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CHICAGO TITLE
COMPANY

LEGAL DESCRIPTION

Order No.: 23GNW162528PK

For APN/Parcel ID(s): 08-14-405-007-0000

LOT 26 IN PICKY/ICK COMMONS, A SUBDIVISION OF PART OF LOT 1 OF LINNEMAN'S DIVISION
IN THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 14, TOWNSHIP 41 NORTH, RANGE 11,
EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office