

# UNOFFICIAL COPY

Doc#: 2408124102-Fee: \$107.00

KAREN A. YARBROUGH

COOK COUNTY CLERK'S OFFICE

Date 3/21/2024 9:52 AM Pg: 1 of 2

Dec ID 20240201636003

ST/Co Stamp 2-035-140-144 ST Tax \$90.00 CO Tax \$45.00

## WARRANTY DEED ILLINOIS STATUTORY



**VILLAGE OF  
MIDLOTHIAN**  
Real Estate Payment Stamp

**6500**

REAL ESTATE TRANSFER TAX: 21-Mar-2024



|           |        |
|-----------|--------|
| COUNTY:   | 45.00  |
| ILLINOIS: | 90.00  |
| TOTAL:    | 135.00 |

28-10-222-037-1009 | 20240201636003 | 2-035-140-144

(The Above Space for Recorder's Use Only)

THE GRANTORS Ali Bhujwala, a single man, and Yassine Taib, a single man, of 160 Constance Ln, Deerfield, IL 60015 for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEY AND WARRANT to J&T Rental Properties, LLC, a Limited Liability Company, in fee simple forever, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

Permanent Index Number(s): 28-10-222-037-1009

Property Address: 14501 Keystone Avenue, #9, Midlothian, IL 60445

Situated in the County of Cook, State of Illinois, to wit:

Unit No. 14501-9, in Keystone Condominiums, as delineated on a Plat of survey of the following described tract of land:

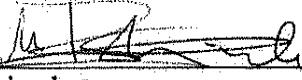
Certain Lots in Block 16, in Manus Midlothian Park, a Subdivision of the Northeast Quarter of Section 10 Township 36 North Range 13 East of the Third Principal Meridian which Plat of survey is attached as Exhibit "B" to the Declaration of Condominium Ownership recorded January 15, 2004, as Document No. 0401527100 as amended or maybe amended from time to time together with its undivided percentage interest in the common elements, all in Cook County, Illinois.

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

**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.

# UNOFFICIAL COPY

Dated this 21<sup>st</sup> day of February, 2024

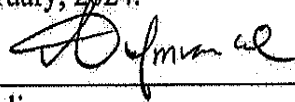
  
\_\_\_\_\_  
Ali Bhujwala

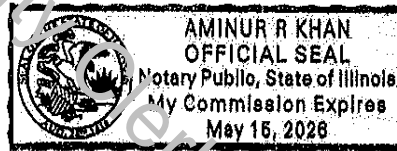
  
\_\_\_\_\_  
Yassine Taib

STATE OF ILLINOIS            )  
  ) SS,  
COUNTY OF COOK            )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Ali Bhujwala and Yassine Taib 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 it signed, sealed and delivered in the instrument as its 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 21<sup>st</sup> day of February, 2024.

  
\_\_\_\_\_  
Notary Public



THIS INSTRUMENT PREPARED BY  
A. Imran Khan  
ARK Attorneys, LLC  
1000 N. Milwaukee Ave., Suite 100  
Chicago, IL 60642

MAIL TO:  
  
Deanna Walker Law Firm  
28 North 1st Street, #101  
Geneva, IL 60134

SEND SUBSEQUENT TAX BILLS TO:  
  
J&T Rental Properties, LLC  
16312 South Parker Road  
Homer Glen, IL 60491