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1847450

SPECIAL WARRANTY D E E D LLC to Individual

Doc#: 1902447095 Fee: \$50.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 01/24/2019 12:29 PM Pg: 1 of 2

Dec ID 20190101677850
ST/CO Stamp 0-029-745-568 ST Tax \$115.00 CO Tax \$57.50

This agreement, made this 16th day of January 2019, between Streamwood Property Management, LLC, an Illinois Limited Liability Company, P.O. Box 165, Gilberts, Illinois 60136 created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, party of the first part, and

Ritesh S. Soni and Palak C. Soni,
husband and wife, of 1174 Clover Hill Lane, Elgin, Illinois 60120

party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of Ten Dollars, and other good and valuable consideration, in hand paid by the party of the second part, the receipt of which is acknowledged, and pursuant to the authority of the Members of said Limited Liability Company, by these presents does REMISE, RELEASE, ALIEN AND CONVEY AND WARRANT unto the party of the second part forever, not as tenants in common but as Joint Tenants all the following described real estate, situated and described as follows, to wit:

PARCEL 1: LOT 2 IN BLOCK 209 IN OAKS UNIT 1, A SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 26 AND OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 27, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENTS FOR INGRESS AND EGRESS APPURTENANT TO AND FOR THE USE AND BENEFIT OF PARCEL 1 AS SET FORTH AND DEFINED IN THE DECLARATION FOR OAKS PLANNED UNIT DEVELOPMENT RECORDED AS DOCUMENT NO. 19821584 AS AMENDED FROM TIME TO TIME.

COMMONLY KNOWN AS: 2092 FALMOUTH COURT, STREAMWOOD, IL 60107

PIN: 06-26-353-043-0000

SUBJECT TO: Covenants, conditions and restrictions of record, public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; and general real estate taxes for 2018 and subsequent years.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: **TO HAVE AND TO HOLD** the said premises as above described, with the appurtenances, unto the party of the second part, their heirs and assigns forever.

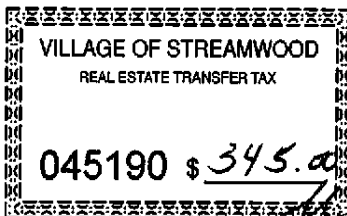
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IN WITNESS WHEREOF, said party of the first part has caused its name to be signed to this instrument by its authorized member, the day and year first above written.

**STREAMWOOD PROPERTY MANAGEMENT, LLC
AN ILLINOIS LIMITED LIABILITY COMPANY**

Barbara Ziesk

BY: BARBARA ZIESK, PRESIDENT OF H.U.B. MANAGEMENT CORPORATION
ITS: MANAGER



STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Barbara Ziesk, personally known to me to be the President of H.U.B. Management Corporation and H.U.B. Management Corporation as manager of Streamwood Property Management, LLC, an Illinois Limited Liability Company, and 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 as such she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 16th day of January, 2019

Commission expires 11-8, 2019

Samuel A. Garnello
Notary Public



MAIL TO:

Ronak Desai
Parikh Law Group, LLC
150 S. Wacker Drive
Suite 2600
Chicago, Illinois 60606

SEND SUBSEQUENT TAX BILLS TO:

Ritesh S. Soni
Palak G. Soni
~~2092 Falmouth Court~~
~~Streamwood, Illinois 60107~~
1174 Clover Hill Ln.
Elgin, IL 60120

This instrument prepared by :
GARNELLO AND ASSOCIATES, P.C., 19 S. BOTHWELL STREET, #222, PALATINE, ILLINOIS 60067