

UNOFFICIAL COPY

WARRANTY DEED
(Illinois)

PREPARED BY:
Jonathan A. Vold, Esq.,
900 E. Northwest Hwy.
Mt. Prospect, IL 60056

MAIL TO:
Rob Roe, Esq.
111 W. Jackson Blvd., Suite 1700
Chicago, IL

SEND TAX BILL TO:
Sun Real Capital LLC
9961 Riverside Dr
Huntley, IL 60142

Doc#: 2119521288 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 07/14/2021 01:20 PM Pg: 1 of 1

Dec ID 20210501631871
ST/CO Stamp 0-890-389-776 ST Tax \$100.00 CO Tax \$50.00

For and in consideration of Ten & no/100ths Dollars (\$10.00) and other valuable and sufficient consideration in hand paid, the Grantor, IMEX, LLC, an Illinois limited liability company, of 6641 Valleyview Rd., Hanover Park, IL 60133, hereby conveys and warrants to the Grantee, Sun Real Capital LLC, of 9961 Riverside Dr, Huntley, IL 60142,

the Real Estate located at 4300 Lincoln Ave, Unit O, Rolling Meadows, IL 60008 and having a P.I.N. of 02-26-109-034-1015 and legally described as

UNIT NUMBER "O" IN THE INTERCHANGE BUSINESS CENTER CONDOMINIUM ASSOCIATION, AS DELINEATED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT A IN PLUM GROVE COUNTRYSIDE UNIT 1, BEING A SUBDIVISION OF PART OF SECTION 26, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

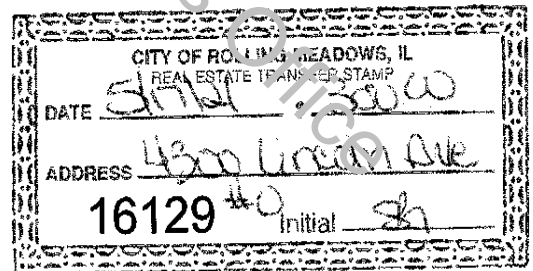
WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED SEPTEMBER 25, 2006, IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT 0626831061, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

SUBJECT ONLY TO: general real estate taxes not due and payable at the time of closing, and covenants, conditions, restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the property. This is not homestead property with respect to the Grantor

Dated May 18, 2021

Ripran C. Sheth

IMEX, LLC
by its Manager, Ripran C. Sheth



I, the undersigned, a Notary Public in and for the County of Lake, in the State of Illinois, certify that Ripran C. Sheth, personally known to me to be the same person as named herein, appeared before me this day and acknowledged signing and delivering this instrument as a free and voluntary act, for the uses and purposes therein set forth.

Dated 5-18-2021
Commission expires 7-18-2024

[Signature], Notary Public

AF1009442
FILE
FIRST AMERICAN TITLE

