UNOFFICIAL COPY

Doc#. 2128149047 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 10/08/2021 10:23 AM Pg: 1 of 4

Dec ID 20210901690634 ST/CO Stamp 1-168-640-144 City Stamp 1-295-059-088

Freedom 11tle Corporation 2000 W ATT Center Dr., Ste C205 Hoffman Estates, IL 60192

FR 6719569

14/15

SPECIAL WARRANTY DEED

This Special Warranty Deed ("Deed"), is made as of this 30th day of September, 2021, by Oakley MR Estate Holdings, LLC, an Illinois Limited Liability Company, (the Grantor), to MR Estate Holdings 2021 LLC, an Illinois Limited Liability Company (the Grantee).

The Grantor, Oakley MR Estate Holdings, LLC, an Illinois Limited Liability Company, of the County of Cook, State of I'linois, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration to Grantee(s) in hand paid, GRANTS, SELLS and CONVEYS unto MR Estate Holdings 2021 LLC, an Illinois Limited Liability Company the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LEGAL DESCRIPTION:

UNIT 3W IN THE DICKLEY CONDOMINUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0530032096. AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN SECTION 31, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERDIAN, IN COOK COUNTY, ILLINOIS.

TO HAVE AND TO HOLD said premises. SUBJECT TO: all taxes by any taxing authority for the current and all subsequent years, and all liens securing the payment of any of the forgoing. Grantor hereby specially warrants that, subject to the disclaimers made herein and covenants, conditions, restrictions, easements and other matters of record, that it has not done, or suffered to be done, anything whereby said Property may be encumbered or charged.

Permanent Index No.: 14-31-101-050-1005

Property: 2329 N. Oakley, Unit 3 E Chicago, IL 60647

Dated: September 30, 2021

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Oakley MR Estate Holdings, LLC, an Illinois Limited Liability Company

X

By Its Manager

State of <u>Illinois</u>)
SS
County of <u>Cook</u>)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTATY THAT, Mo Riahi, Manager of Oakley MR Estate Holdings, LLC, an Illinois Limited Liability Company, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed sealed and delivered the said instrument as his/her/them free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

DATE: 9130171

Cuptul Mas

(Notary Public)

Commission Expires:

12/1/31

Official Seal Crystal Tatje Notary Public State of Illinois My Commission Expires 12/07/2021

	REAL ESTATE	TRANSFER	TAX	05-Oct-2021
-		Æ	COUNTY:	0.00
	age and	3.	ALLINOIS:	0.00
		1	TOTAL:	0.00
•	14-31-101-050-1005		20210901690634	1-166-640-144

REAL ESTATE TRA	MSFER TAX	06-Oct-2021
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00

14-31-101-050-1005 | 20210901690634 | 1-295-059-08x Total does not include any applicable penalty or interest due Facinity under Real Estate Transfer Tax Law 35 ILCS 200/31-45 sub par (e) and Cook County Ord 93-0-27 par (e)

Dated this JU Day of

2128149047 Page: 3 of 4

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Prepared By:

Mohammed A. Nofal Langhenry, Gillen, Lundquist & Johnson, LLC 2400 Glenwood Ave., Suite 200 Joliet, IL 60435

Mail To.

Mohamm a A. Nofal Langhenry. Gillen, Lundquist & Johnson, LLC 2400 Glenwoo 1 Ave., Suite 200 Joliet, IL 60435

Oct County Clark's Office Name & Address of Taxpayer(*):

MR Estate Holdings 2021 LLC 25644 N. Countryside Drive Lake Barrington, IL 60010

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STATEMENT BY GRANTOR AND GRANTEE

The Grantor or his agent affirms that, to the best of his knowledge, the name of the Grantee shown on the Deed of Assignment of Beneficial Interest in land trust is either a. natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 0 30	, 20 <u>}1</u> _	4 7
	Signature: X	Grantor or Agent
Subscribeá and sworn to before me By the said This 30 day of ACHOUSE Notary Public CUMA CAO COCC	, 20 <u>01</u> .	Official Seal Crystal Tatje Notary Public State of Illinois My Commission Expires 12/07/2021
Troubly I done the transfer of	d	************

The Grantee or his Agent affirm: and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial interest in a land trust is either a natural person, an Illinois corporation of foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois or other entity recognized as a person and authorized to do business or acquire title to real estate under the 12 ws of the State of Illinois.

Subscribed and sworn to before me

By the said

This 30 day of **COTEM DOC**, 20 21.

Notary Public **State of Illinois My Commission **Excites 12/07/2021 **

Notary Public **State of Illinois My Commission **Excites 12/07/2021 **

My Commission **Excites 12/07/2021 **

This 30 day of **COTEM DOC**, 20 21.

The said **Excites 12/07/2021 **

The

Note: Any person who knowingly submits a false statement concerning the identity of Grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to Deed or ABI to be recorded in Cook County, Illinois if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.).