

UNOFFICIAL COPY

Doc#: 2128149034 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 10/08/2021 10:23 AM Pg: 1 of 4

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

Dec ID 20210901690617
ST/CO Stamp 0-331-876-496
City Stamp 1-674-053-776

FR 6719569

1/15

SPECIAL WARRANTY DEED

This Special Warranty Deed ("Deed"), is made as of this 30th day of September, 2021, by Hoyne 1W 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, Hoyne 1W MR Estate Holdings, LLC, an Illinois Limited Liability Company, of the County of Cook, State of Illinois, 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 6410-1W TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 6410 N HOYNE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0627710083, IN THE SOUTHWEST ¼ OF SECTION 31, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, 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.

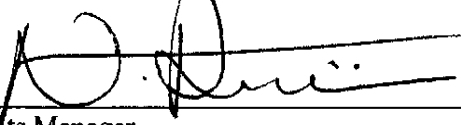
Permanent Index No.: 11-31-317-036-1002

Property: 6410 N. Hoyne Avenue, Unit 1W, Chicago, IL 60645

Dated: September 30, 2021

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Hoyne 1W MR Estate Holdings, LLC,
an Illinois Limited Liability Company

X 
By its Manager

State of Illinois)
) SS
County of Cook)



I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT, Mo Riahi, Manager of Hoyne 1W 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/their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.


DATE: 9/30/21 Crystal Tate (Notary Public)

Commission Expires:

12/7/21



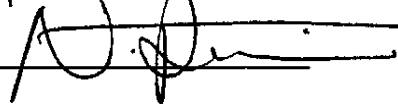
REAL ESTATE TRANSFER TAX		06-Oct-2021
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
11-31-317-036-1002	20210901690617	0-331-876-496

REAL ESTATE TRANSFER TAX		06-Oct-2021
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00
11-31-317-036-1002	20210901690617	1-674-053-771

Total does not include any applicable penalty or interest due

Exempt 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 30 Day of September 2021

X 

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Prepared By:

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

Mail To:

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

Name & Address of Taxpayer(s).

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

PROPERTY OF COOK COUNTY CLERK'S OFFICE

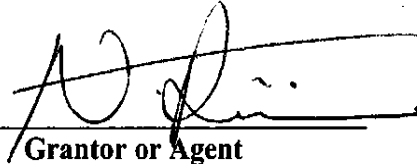
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STATEMENT BY GRANTOR AND GRANTEE

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 9/30, 2021

Signature: x


Grantor or Agent

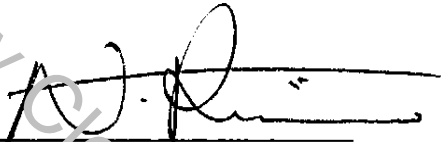
Subscribed and sworn to before me
By the said _____
This 30 day of September, 2021.
Notary Public Crystal Tatje



The **Grantee** or his Agent affirms 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 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 9/30, 2021

Signature: X



Subscribed and sworn to before me
By the said _____
This 30 day of September, 2021.
Notary Public Crystal Tatje



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.)