

UNOFFICIAL COPY

Doc#: 2311829028 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 04/28/2023 09:47 AM Pg: 1 of 5

Warranty Deed ILLINOIS

Dec ID 20230401607583
ST/CO Stamp 1-559-084-240

Above Space for Recorder's Use Only

FIDELITY NATIONAL TITLE 0223007177A

THE GRANTOR(S) American Estate and Trust FBO Ayesha McCoy SEP IRA of the City of Las Vegas, County of Clark, State of Nevada, for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable considerations in hand paid, CONVEY(s) and WARRANT(s) to Residential Connect Properties, LLC of 1321 Upland Dr., Ste 4238, Houston TX 77043 the following described Real Estate situated in the County of Cook in the State of Illinois to wit: *(See page 2 for legal description attached here to and made part hereof.)* hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: General taxes for 2021 and subsequent years; Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number(s): 33-31-112-010-0000

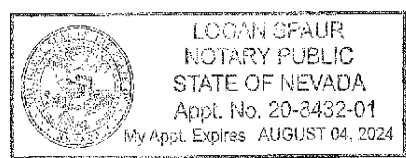
Address(es) of Real Estate: 22642 Brookwood, Sauk Village, Illinois, 60411

The date of this deed of conveyance is dated this 28th day of October, 2022.

Cindy Zendejas
American Estate and Trust FBO Ayesha McCoy SEP IRA
By: Cindy Zendejas
Its: TRUST OFFICER

State of Nevada, County of Clark. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Cindy Zendejas 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.

Given under my hand and official seal dated this 28 day of October, 2022.



[Signature]
Notary Public

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(Attached to and becoming a part of Warranty Deed dated November 9, 2022, between American Estate & Trust FBO Ayesha McCoy, SEP IRA., as Grantor and Residential Connection Properties LLC as Grantee(s).)

Dated this November 9, 2022

Grantor

American Estate & Trust FBO Ayesha McCoy SEP IRA

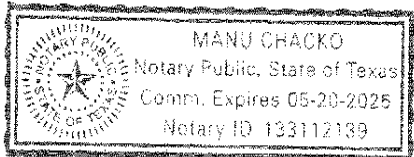
By: Ayesha McCoy

Ayesha McCoy, legal owner via non-trust
Custodial IRA with American Estate & Trust

State of Texas

County of Harris

The foregoing instrument was acknowledged before me this 9th day of November, 2022 by Ayesha McCoy, legal owner via non-trust Custodial IRA with American Estate & Trust



Manu Chacko

Notary Public:
Notary County/State:
County Acting In:
Commission Expires:

<p>This instrument was prepared by: American Estate and Trust FBO Ayesha McCoy 6900 Westcliff Dr. #603 Las Vegas, Nevada 89145</p>	<p>Send subsequent tax bills to: Residential Connect LLC 1321 Upland Dr., Ste 4238 Houston TX 77043</p>	<p>Mail recorded document to: Majic Property Holdings, LLC 47505 Van Dyke Ave., Shelby Twp, MI 48317</p>
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LEGAL DESCRIPTION

For the premises commonly known as: 22642 Brookwood
Sauk Village, Illinois 60411

Legal Description :

Lot 9160 in Indian Hill, Subdivision Unit #9, being a subdivision of the East 1/2 of the Northwest 1/4 of Section 31, Township 35 North, Range 15 East of the third principal meridian also the Northwest 1/4 of Northeast 1/4 of Sec 31, Town 35 North, Range 15 East of the third principal Meridian, according to the Plat therefore registered in the office of the Registrar of Titles of Cook County 9/15/1970 as doc 2521661 and Surveyors Certificate of correction thereof on 10/9/70 as doc #2525473, in cook county, IL

COMMONLY KNOWN AS: 22642 Brookwood, Sauk Village, IL 60411

TAX ID: 33-31-112-010-0000

HEREBY DECLARE THAT THE ATTACHED
DEED REPRESENTS A TRANSACTION
EXEMPT UNDER PROVISIONS OF
PARAGRAPH 1 SECTION 4 OF THE REAL
ESTATE TRANSFER TAX ACT

[Signature] 4/27/23

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FIDELITY NATIONAL TITLE INSURANCE COMPANY

PHONE:
FAX:

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 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 or hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire or hold title to real estate under the laws of the State of Illinois.

Dated 4/27, 2023 Signature: _____
Grantor or Agent

Subscribed and sworn to before me by the
said Agent

this 27 day of April
2023.



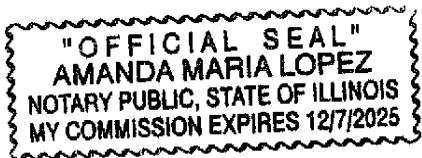
Notary Public

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 or hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire or hold title to real estate under the laws of the State of Illinois.

Dated 4/27, 2023 Signature: _____
Grantee or Agent

Subscribed and sworn to before me by the
said Agent

this 27 day of April
2023.



Notary Public

NOTE: Any person who knowingly submits a false statement concerning the identity of a 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.]

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REAL ESTATE TRANSFER TAX

27-Apr-2023



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

33-31-112-010-0000

[20230401607583 | 1-559-084-240

Property of Cook County Clerk's Office