

# UNOFFICIAL COPY

WARRANTY DEED  
ILLINOIS STATUTORY  
INDIVIDUAL



Doc# 2323622014 Fee \$88.00

RHSP FEE:\$18.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 08/24/2023 10:40 AM PG: 1 OF 3

TQ008740 1/1

Preparer File: Africa Holdings LLC  
File No.: TQ170051

THE GRANTOR(S) **Africa Holdings, LLC**, a limited liability company, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to, **Anthony Real Estate INC**, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

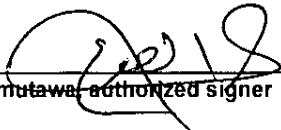
SEE EXHIBIT A

SUBJECT TO: Covenants, conditions and restrictions of record; Private, public and utility easements and roads and highways; General taxes for the year 2022 and subsequent years.

PIN: 31-36-410-016-0000

Real Estate Property known as: 301 Oakwood, Park Forest, IL 60456

Dated this 2nd day of June, 2023

  
Emad Almutawa, authorized signer

190dollar00cts

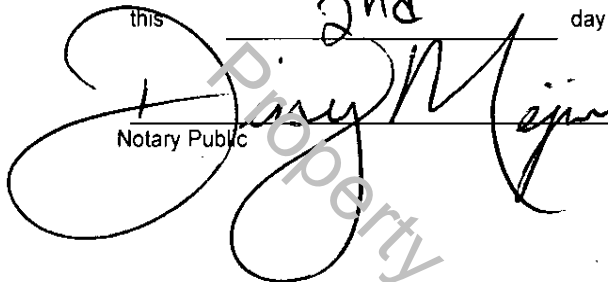
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STATE OF IL, COUNTY OF COOK SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, **Emad Almutawa**, 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 he signed, sealed and delivered the instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal

this 2nd day of June 2023  
~~2022~~



  
Notary Public



MAIL TO: 1

Prepared by:  
Gurney Law Group LLC  
150 S. Wacker Drive, Suite 2400  
Chicago, IL 60606

Mail to:

REAL ESTATE TRANSFER TAX		17-Aug-2023
		COUNTY: 19.00
		ILLINOIS: 38.00
		TOTAL: 57.00

Name and Address of Taxpayer:

31-36-410-016-0000 | 20230601659319 | 0-967-427-536

ANTHONY REAL ESTATE INC  
3108 RIDGE RD  
LANSING, IL 60438

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## LEGAL DESCRIPTION

LOT 1 IN BLOCK 20 IN VILLAGE OF PARK FOREST, AREA NO. 3, A SUBDIVISION IN SECTION 36, TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 31, 1950 AS DOCUMENT 14940342, IN COOK COUNTY, ILLINOIS.

Property Address: 301 Oakwood, Park Forest, IL 60466

Property of Cook County Clerk's Office