

UNOFFICIAL COPY

Doc#: 2330306118 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 10/30/2023 11:24 AM Pg: 1 of 3

410778920-1/3
GIT **WARRANTY DEED**
Illinois Statutory

Dec ID 20231001653756
ST/CO Stamp 0-940-279-760 ST Tax \$76.00 CO Tax \$38.00

MAIL TO:

HNK Real LLC
916 E State St
Apt 203
Milwaukee, WI 53202

NAME AND ADDRESS OF
TAXPAYER:

HNK Real LLC
916 E State St
Apt 203
Milwaukee, WI 53202

THE GRANTOR(S) **MBH INVESTMENTS LLC**, an Illinois limited liability company, for and in consideration of TEN DOLLARS and other good and valuable considerations in hand paid, CONVEY(S) AND WARRANT(S) to GRANTEE(S) **HNK REAL LLC**, an Illinois limited liability company, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

Legal Description: See Attached Legal Description

Permanent Index Number(s): 31-35-420-001-0000

Property Address: 461 Shabbona Drive, Park Forest, Illinois 60466

Subject, however, to general taxes for the final installment of year 2022 and year 2023 and thereafter, and all covenants, restrictions, and conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

This is not Homestead Property.

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DATED: October 18th, 2023

MBH Investments LLC, an Illinois limited liability company

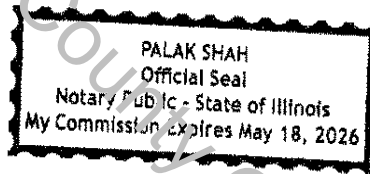
Hemant Shah
Hemant Shah, its Manager

STATE OF ILLINOIS)
County of Cook)

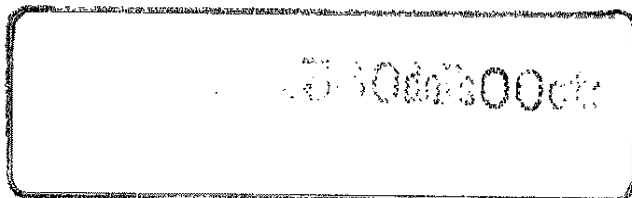
I, the undersigned, a Notary Public in and for said county, in the State aforesaid, DO HEREBY CERTIFY THAT, Hemant Shah, personally known to me to be the same person(s) whose name is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they/he/she signed, sealed and delivered the said instrument as their/his/her 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 notarial seal, this 18th day of October, 2023.

[Signature]
Notary Public



NAME AND ADDRESS OF PREPARER:
Marut Shah, Esq.
770 Skokie Blvd., Unit 213
Northbrook, IL 60062



REAL ESTATE TRANSFER TAX		26-Oct-2023
	COUNTY:	38.00
	ILLINOIS:	76.00
	TOTAL:	114.00

31-35-420-001-0000 | 20231001653756 | 0-940-279-760

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EXHIBIT "A"

LOT 5 IN BLOCK 77 IN VILLAGE OF PARK FOREST AREA NO. 8, A SUBDIVISION OF PART OF THE SOUTHEAST 1/4 OF SECTION 35, TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 30, 1953 AS DOCUMENT NO. 15722469, IN COOK COUNTY, ILLINOIS.

Property address: 461 Shabbona Drive, Park Forest, IL 60466
Tax Number: 31-35-420-001-0000

Property of Cook County Clerk's Office