

# UNOFFICIAL COPY



\*2412322011\*

## QUIT CLAIM D E E D

THE GRANTOR(S), Mitesh Patel and Dimple Patel, husband and wife, of the City of Schaumburg, State of Illinois, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **CONVEY(S)** and **QUIT CLAIM(S)** to THE GRANTEE(S), Kayred Properties LLC, an Illinois Limited Liability Company, the following described Real Estate:

Doc# 2412322011 Fee \$88.00  
ILRHSP FEE:\$18.00 RPRF FEE:\$1.00  
CEDRIC GILES  
COOK COUNTY CLERK'S OFFICE  
DATE: 5/2/2024 11:20 AM  
PAGE: 1 OF 4

LEGAL DESCRIPTION: See Exhibit A attached hereto and made a part hereof


COMMONLY KNOWN AS: 5767 Red Oak Dr., Hoffman Estates, IL 60192

PIN: 06-08-207-009-0000

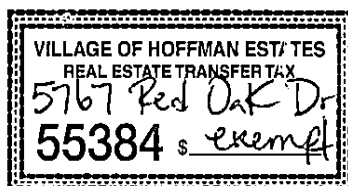
situated in the County of Cook, State of Illinois. This is not a homestead property.

SUBJECT TO: Covenants, conditions and restrictions of record, public and utility easements; and general real estate taxes for 2021 and subsequent years.

DATED this 24 day of Oct, 2022

  
\_\_\_\_\_(SEAL)  
Mitesh Patel

  
\_\_\_\_\_(SEAL)  
Dimple Patel



### REAL ESTATE TRANSFER TAX

02-May-2024



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

06-08-207-009-0000

| 20231201600349 | 1-089-366-320

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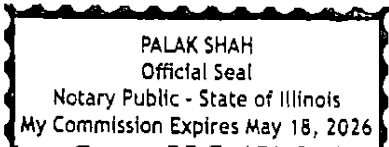
STATE OF ILLINOIS )  
 ) SS  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County and State, do hereby certify that

MIRESH PATEL AND DIMPLE PATEL,  
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.

WITNESS my hand and official seal this 5<sup>th</sup> day of JULY, 2023.

  
\_\_\_\_\_  
NOTARY PUBLIC



This instrument was prepared by\*: ~~Pankh Law Group, LLC, 150 S. Wacker Ste. 2600, Chicago, IL 60606~~

\*This instrument was prepared without the benefit of a title examination. The property description was furnished by the parties herein, and the attorney preparing this deed does not certify the accuracy of it.

MAIL TO:

SEND SUBSEQUENT TAX BILLS TO:

Kayred Properties LLC  
1387 Grantham Dr.  
Schaumburg, IL 60193

Kayred Properties LLC  
1387 Grantham Dr.  
Schaumburg, IL 60193

EXEMPT UNDER PROVISIONS OF SECTION 31-45(e) OF THE REAL ESTATE TRANSFER TAX LAW, 35 ILCS 200/31-45(e).

7/15/2023 \_\_\_\_\_  
Dated Buyer, Seller or Representative

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## EXHIBIT A LEGAL DESCRIPTION

**LOT 472 IN HUNTERS RIDGE, UNIT 4, PHASE 1, BEING A SUBDIVISION OF PART OF THE SOUTHEAST ¼ AND PART OF THE NORTHEAST ¼ OF SECTION 8, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 15, 2003 AS DOCUMENT 0322718072, IN THE VILLAGE OF HOFFMAN ESTATES, COOK COUNTY, ILLINOIS.**

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

## GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE AS REQUIRED BY SECTION 35 ILCS 200/31-47

### GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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 another 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: 5th July, 2023

SIGNATURE: *Palak Shah*  
GRANTOR or AGENT

### GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

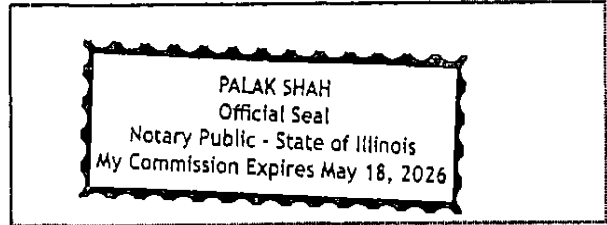
Subscribed and sworn to before me, Name of Notary Public: \_\_\_\_\_

By the said (Name of Grantor): \_\_\_\_\_

On this date of: 5th July, 2023

NOTARY SIGNATURE: \_\_\_\_\_

#### AFFIX NOTARY STAMP BELOW



### GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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: 5th July, 2023

SIGNATURE: *Palak Shah*  
GRANTEE or AGENT

### GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

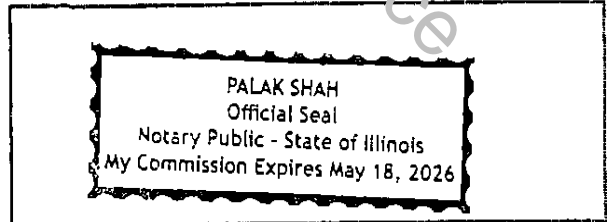
Subscribed and sworn to before me, Name of Notary Public: \_\_\_\_\_

By the said (Name of Grantee): \_\_\_\_\_

On this date of: 5th July, 2023

NOTARY SIGNATURE: \_\_\_\_\_

#### AFFIX NOTARY STAMP BELOW



### CRIMINAL LIABILITY NOTICE

Pursuant to Section **55 ILCS 5/3-5020(b)(2)**, 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 Act: (35 ILCS 200/Art. 31)**)