

UNOFFICIAL COPY

00062458

03/07/1999 05:00:16 Page 1 of 4
2000-01-25 15:15:16
Cook County Recorder 27.00



ROUTE:
SECTION:
COUNTY:
JOB NO.:
PARCEL:
P.I.N.: 03-17-302-018-0000
 03-17-302-019-0000
 03-17-302-042-0000
 03-17-302-054-0000

ADDRESS: the Southwesterly
corner of Rand Road and
Arlington Heights Road,
Arlington Heights, Illinois

**WARRANTY DEED (LIMITED LIABILITY COMPANY)
(NON-FREEWAY)**

This indenture, made this 13th day of December, 1999, by the **ARLINGTON, L.L.C.**, a Limited Liability Company, organized and existing under and by virtue of the laws of the State of Illinois and duly authorized to do business under the Statutes of the State of Illinois, party of the first part, and the **PEOPLE OF THE STATE OF ILLINOIS, DEPARTMENT OF TRANSPORTATION**, party of the second part;

Witnesseth, that the said party of the first part, in consideration of the sum of Ten and No/100ths Dollars (\$10.00), in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, does hereby grant, convey, and warrant unto the said party of the second part the following described real estate in Cook County, Illinois, to-wit:

See attached legal description - Exhibit 'A'

The party of the first part, without limiting the interest above granted and conveyed, does hereby acknowledge that upon payment of the agreed consideration, all claims arising out of the above acquisition have been settled, including any diminution in value to any remaining property of the party of the first part caused by the opening, improving, and using the above-described premises for highway purposes. This acknowledgment does not waive any claim for trespass or negligence against the party of the second part or its agents which may cause damage to the party of the first part's remaining property.

EXEMPT Para. B
35 ILCS 200/31-45

BOX 333-CU

7831620, 6th, Rd (1055)

3 et


UNOFFICIAL COPY

00062458

In witness whereof, the party of the first part has caused its name to be hereunto subscribed by _____, State of Illinois, the day and year first above written.

ARLINGTON, L.L.C., an Illinois limited liability company

By: M & J/Retail Operations-GP, Inc., an Illinois corporation, its member

By: 
Name: Marc R. Wilkow
Title: President

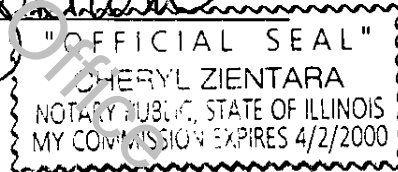
State of Illinois)
County of Cook)SS.

I, CHERYL ZIENTARA, a Notary Public in and for said County and the State aforesaid, do hereby certify that Marc R. Wilkow, the president of M & J Wilkow Properties, Inc., Member of ARLINGTON, L.L.C., an Illinois limited liability company, who is personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Manager, appeared before me this day in person and severally acknowledged that he signed, sealed, and delivered the said instrument of writing as his free and voluntary act, and as the free and voluntary act of said Limited Liability Company for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 13th day of December, 1999.

SEAL


Notary Public



This Document Prepared By:
Douglas M. Ellis, Esq.
Neal, Gerber & Eisenberg
Two North LaSalle Street
Chicago, Illinois 60602

When Recorded Return To:
Colette Tuman
Illinois Department of Transportation
Division of Highways
201 W. Center Court
Schaumburg, IL 60196-1096

EXHIBIT A

PARCEL 1:

THAT PART OF LOT 1 IN THE ANNEX OF ARLINGTON PHASE II, BEING A SUBDIVISION IN THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 17, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 23, 1999 AS DOCUMENT 99569378, DESCRIBED AS FOLLOWS: BEGINNING AT THE MOST NORTHERLY CORNER OF SAID LOT 1; THENCE SOUTH 47 DEGREES 57 MINUTES 52 SECONDS EAST ALONG THE NORTHEASTERLY LINE OF SAID LOT 1, BEING ALSO THE SOUTHWESTERLY LINE OF RAND ROAD PER DOCUMENT 12592035, 428.04 FEET TO THE NORTHEAST CORNER OF SAID LOT 1; THENCE SOUTH 00 DEGREES 01 MINUTES 28 SECONDS WEST ALONG THE EAST LINE OF SAID LOT 1, BEING ALSO THE WEST LINE OF ARLINGTON HEIGHTS ROAD, 20.19 FEET TO AN INTERSECTION WITH A LINE 15.00 FEET, AS MEASURED AT RIGHT ANGLES, SOUTHWESTERLY OF AND PARALLEL WITH THE NORTHEASTERLY LINE OF SAID LOT 1; THENCE NORTH 47 DEGREES 57 MINUTES 52 SECONDS WEST ALONG SAID LAST DESCRIBED PARALLEL LINE, 441.56 FEET TO THE NORTHWESTERLY LINE OF SAID LOT 1; THENCE NORTH 42 DEGREES 03 MINUTES 40 SECONDS EAST ALONG THE NORTHWESTERLY LINE OF SAID LOT 1, 15.00 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THAT PART OF LOT 1 IN THE ANNEX OF ARLINGTON PHASE II, BEING A SUBDIVISION IN THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 17, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 23, 1999 AS DOCUMENT 99569378, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 1; THENCE SOUTH 00 DEGREES 01 MINUTES 28 SECONDS WEST ALONG THE EAST LINE OF SAID LOT 1, BEING ALSO THE WEST LINE OF ARLINGTON HEIGHTS ROAD, 20.19 FEET TO AN INTERSECTION WITH A LINE 15.00 FEET, AS MEASURED AT RIGHT ANGLES, SOUTHWESTERLY OF AND PARALLEL WITH THE NORTHEASTERLY LINE OF SAID LOT 1; THENCE NORTH 47 DEGREES 57 MINUTES 52 SECONDS WEST ALONG SAID LAST DESCRIBED PARALLEL LINE, 13.46 FEET TO A POINT OF BEGINNING AT THE INTERSECTION OF SAID LAST DESCRIBED PARALLEL LINE WITH A LINE 10.00 FEET, AS MEASURED AT RIGHT ANGLES, WEST OF AND PARALLEL WITH THE EAST LINE OF SAID LOT 1; THENCE CONTINUING NORTH 47 DEGREES 57 MINUTES 52 SECONDS WEST PARALLEL WITH THE NORTHEASTERLY LINE OF SAID LOT 1, 40.00 FEET; THENCE SOUTH 23 DEGREES 58 MINUTES 12 SECONDS EAST, 73.09 FEET TO A POINT ON A LINE 10.00 FEET, AS MEASURED AT RIGHT ANGLES, WEST OF AND PARALLEL WITH THE EAST LINE OF SAID LOT 1, SAID POINT BEING 40.00 FEET SOUTH OF THE POINT OF BEGINNING; THENCE NORTH 00 DEGREES 01 MINUTES 28 SECONDS EAST PARALLEL WITH THE EAST LINE OF SAID LOT 1, 40.00 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

AREA SUMMARY:

PARCEL 1:	6,522 SQUARE FEET OR 0.150 ACRES
PARCEL 2:	594 SQUARE FEET OR 0.014 ACRES
TOTAL:	7,116 SQUARE FEET OR 0.150 ACRES

STATEMENT BY GRANTOR AND GRANTEE

00062458

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

Dated 13th of December, 19 99

Signature: [Handwritten Signature]
Grantor or Agent

Subscribed and sworn to before me by the

said Gerald Castro

this 13th day of December
19 99.



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

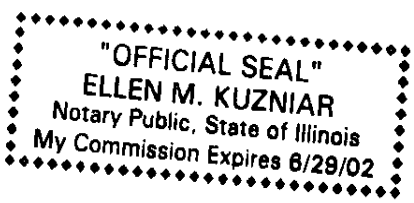
Dated 12/13, 19 99

Signature: [Handwritten Signature]
Grantee or Agent

Subscribed and sworn to before me by the

said Gerald Castro

this 13th day of December
19 99.



[Handwritten Signature]
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.]