

UNOFFICIAL COPY

0011124892

2001-11-30 11:45:11

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Cook County Recorder

27.50

Trustee's Deed



0011124892

06/13/01

THE GRANTOR, NANCY E. EVANS, as Trustee of the NANCY E. EVANS TRUST DATED MARCH 8, 2001, of the Village of Roselle, County of DuPage, State of Illinois for and in consideration of Ten (\$10.00) Dollars, and other good and valuable consideration in hand paid, and in pursuance of the power and authority vested in the Grantor as said Trustee, and of every other power and authority the Grantor hereunto enabling, does hereby

CONVEY AND QUIT CLAIM

to THE GRANTEE, CLEAN CAR, LLC, a limited liability company created and existing under and by virtue of the Laws of the State of Illinois, having its principal office at the following address: 1045 King Charles Ct., Palatine, IL 60067

H. J.

in fee simple, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

(SEE LEGAL DESCRIPTION RIDER WHICH IS ATTACHED AND MADE A PART HEREOF BY REFERENCE)

PERMANENT INDEX NO.: 06-26-102-058

A PORTION OF THE PROPERTY CONSISTING OF VACANT LAND LOCATED AT 68 IRVING PARK ROAD, STREAMWOOD, IL 60107

SUBJECT TO: GENERAL REAL ESTATE TAXES FOR 2001 AND SUBSEQUENT YEARS; BUILDING LINES, EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS, AND DECLARATIONS OF RECORD.

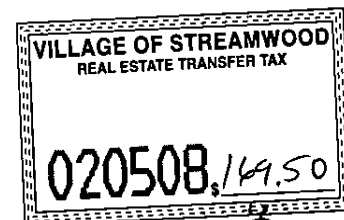
together with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining.

IN WITNESS WHEREOF, the Grantor, NANCY E. EVANS, as Trustee as

aforsaid has hereunto set her hand and seal on this, the 14th day of November, 2001.

ATGF, INC.

Nancy E. Evans as Trustee (Seal)
NANCY E. EVANS, Trustee



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STATE OF ILLINOIS)
) SS.
COUNTY OF DuPAGE)

I, the undersigned, a **Notary Public** in and for said County, in the State aforesaid, **DO HEREBY CERTIFY** that NANCY E. EVANS, 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 she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 14th day of NOVEMBER, 2001.

Commission expires JUNE 2, 2004. (SEAL)

[Signature]

NOTARY PUBLIC



THIS INSTRUMENT WAS PREPARED BY:
DAVID E. RUEDLIN
ATTORNEY AT LAW
200 WEST HIGGINS ROAD, SUITE 305
SCHAUMBURG, ILLINOIS 60195-3734

MAIL TO:


JOHN M. SHEAHIN
ATTORNEY AT LAW
529 W. ROOSEVELT ROAD
WHEATON, IL 60187

Send subsequent tax bills to:

NANCY E. EVANS
705 RED MAPLE LANE
ROSELLE, IL 60172

STATE TAX

STATE OF ILLINOIS



NOV. 19.01


REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000026351

REAL ESTATE TRANSFER TAX
00056.50
FP326652

COOK COUNTY
REAL ESTATE TRANSACTION TAX

COUNTY TAX



NOV. 19.01

REVENUE STAMP

0000026251

REAL ESTATE TRANSFER TAX
00028.25
FP326665

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LEGAL DESCRIPTION RIDER

THE WEST 25 FEET OF A PARCEL OF LAND [EXCLUDING THEREFROM THE EAST 573.9 FEET AS MEASURED ALONG THE NORTHERLY LINE OF SAID PARCEL] LEGALLY DESCRIBED AS FOLLOWS: THAT PART OF THE NORTH HALF OF SECTION 26, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF SAID SECTION; THENCE NORTHERLY ALONG THE WEST LINE OF SAID NORTHWEST QUARTER 528.3 FEET TO THE CENTERLINE OF BARTLETT ROAD; THENCE NORTHEASTERLY ALONG SAID CENTERLINE 896.2 FEET TO THE CENTERLINE OF STATE ROUTE 19 (IRVING PARK BOULEVARD); THENCE SOUTHEASTERLY ALONG THE CENTERLINE OF STATE ROUTE 19 AS AFORESAID 374.45 FEET FOR THE PLACE OF BEGINNING; THENCE NORTHEASTERLY AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE 360.28 FEET; THENCE SOUTHEASTERLY AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE 598.9 FEET; THENCE SOUTHWESTERLY AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE 768.69 FEET; THENCE NORTHWESTERLY AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE 598.9 FEET; THENCE NORTHEASTERLY AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE 408.41 FEET TO THE PLACE OF BEGINNING, EXCEPTING THAT PART LYING SOUTHERLY OF THE NORTHERLY RIGHT-OF-WAY LINE OF STATE ROUTE 19 (IRVING PARK BOULEVARD); AS ORIGINALLY LAID OUT AND AS WIDENED BY PLATS OF DEDICATION, RECORDED FEBRUARY 16, 1933 AS DOCUMENT NO. 11200332 AND RECORDED FEBRUARY 24, 1933 AS DOCUMENT NO. 11203459, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 06-26-102-058

A PORTION OF THE PROPERTY CONSISTING OF VACANT LAND LOCATED AT 68 IRVING PARK ROAD, STREAMWOOD, IL 60107

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PLAT ACT AFFIDAVIT

STATE OF ILLINOIS)
COUNTY OF COOK) SS

NANCY E. EVANS, AS TRUSTEE OF THE NANCY E. EVANS TRUST DATED MARCH 8, 2001

being duly sworn on oath, states that he/she resides at 705 Red Maple Lane, Roselle, IL 60172

and that the attached deed or lease is not in violation of the Illinois Plat Act for one of the following reasons (CIRCLE NUMBER BELOW THAT IS APPLICABLE TO ATTACHED DEED OR LEASE):

- 1. The division or subdivision of land into parcels or tracts of 5 acres or more in size which does not involve any new streets or easements of access.
2. The division of lots or blocks of less than 1 acre in any recorded subdivision, which does not involve any new streets or easements of access.
3. The sale or exchange of parcels of land between owners of adjoining and contiguous land.
4. The conveyance of parcels of land or interests therein for use as a right of way for railroads or other public utility facilities and other pipe lines which does not involve any new streets or easements of access.
5. The conveyance of land owned by a railroad or other public utility, which does not involve any new streets or easements of access.
6. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with public use.
7. Conveyances made to correct descriptions in prior conveyances.
8. The sale or exchange of parcels or tracts of land following the division into no more than 2 parts of a particular parcel or tract of land existing on July 17, 1959, and not involving any new streets or easements of access.
9. The sale of a single lot of less than 5 acres from a larger tract when a survey is made by an Illinois Registered Land Surveyor; provided that this exemption shall not apply to the sale of any subsequent lots from the same larger tract of land, as determined by the dimensions and configuration of the larger tract on October 1, 1973, provided also that this exemption does not invalidate any local requirements applicable to the subdivision of land.

Affiant further states that he/she makes this affidavit for the purpose of inducing the Recorder of County, Illinois, to accept the attached deed for recording.

Nancy E. Evans, as Trustee
Signature of Affiant

Subscribed and sworn to before me this

14th day of November, 2001
Notary Public

