

UNOFFICIAL COPY

SPECIAL WARRANTY DEED

Mail Tax Statement To:
(name and address)

Grand Central Center for Business
110 N. YORK RD
Elmhurst, IL 60126



0315719119

Eugene "Gene" Moore Fee: \$30.00
Cook County Recorder of Deeds
Date: 06/06/2003 10:38 AM Pg: 1 of 4

This space for use of Recorder

Name of Grantor(s)

Archer-Daniels-Midland Company, a Delaware corporation ("Grantor"), for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration in hand paid, conveys and specially warrants to Grand Central Center For Business, LLC, an Illinois limited liability company ("Grantee"):

(See Legal Description Attached as Exhibit A)

Subject to taxes for the year 2002 and subsequent years; subject to easements, restrictions and reservations of record.

Which is situated in the county of Cook, in the State of Illinois. Grantor hereby covenants with the said Grantee that Grantor will forever warrant and defend the title to the said land AGAINST ALL CLAIMS OR ENCUMBRANCES ARISING THROUGH OR UNDER GRANTOR BUT NOT FURTHER.

Property Address: 1840 N. Laramie
Chicago, IL 60639

PINS: 13-33-300-024
13-33-310-001
13-33-310-002

Dated this 5 day of June, 2003

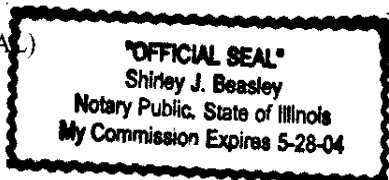
Archer-Daniels-Midland Company

By: [Signature] (Seal)
Its: Senior Vice President

STATE OF ILLINOIS)
COUNTY OF MACON) ss.

The foregoing instrument was acknowledged before me this 5th day of June, 2003 by John D. Rice, Senior Vice President of Archer-Daniels-Midland Company, a Delaware corporation, on behalf of the corporation, for the purposes therein set forth.

(SEAL)



[Signature]
Notary Public

This instrument was prepared by: B. E. Riley, Esq., P. O. Box 1470, Decatur, IL 62525
(Name) (Address)

After recording, return instrument to: Grand Central Center for Business, LLC
110 N. YORK RD.
Elmhurst, IL 60126

BOX 333-CTT

UNOFFICIAL COPY

STREET ADDRESS: 1840 NORTH LARAMIE AVENUE
 CITY: CHICAGO COUNTY: COOK
 TAX NUMBER:

LEGAL DESCRIPTION:**PARCEL 1:**

THAT PART OF LOT 17 IN COUNTY CLERK'S DIVISION OF THE EAST 3/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF LOT 17 THENCE WEST ON THE SOUTH LINE OF SAID LOT 33.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING WEST ALONG SAID SOUTH LINE A DISTANCE OF 455.00 FEET; THENCE NORTH 188.00 FEET, THENCE EAST 455.00 FEET; THENCE SOUTH 188.00 FEET TO POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

LOTS 21, 22, 23, 24, 25 AND 26 IN DAN BOOTHS SUBDIVISION OF THE SOUTH 12 3/4 ACRES OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

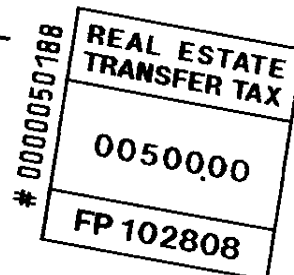
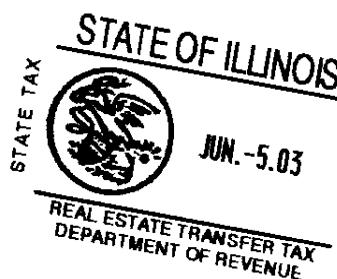
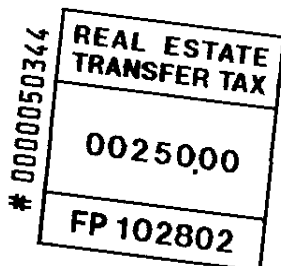
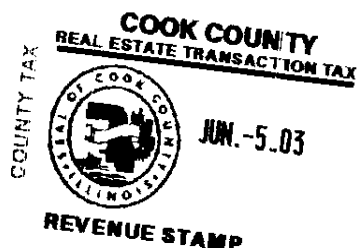
ALSO

THE VACATED STREET LYING WEST OF AND ADJACENT TO LOTS 23 AND 24 AND LYING EAST OF AND ADJACENT TO LOTS 25 AND 26 AFORESAID, IN COOK COUNTY, ILLINOIS.

(zone 5)
EXEMPT UNDER PROVISIONS OF PARAGRAPH
 SEC. 200 1-2 (B-6) OF PARAGRAPH
 SEC. 206 1-4 (B) OF THE CHICAGO
 TRANSACTION TAX ORDINANCE.

6-5-03
 DATE

Michael A. Huy
 BUYER, SELLER OR REPRESENTATIVE



UNOFFICIAL COPY

PLAT ACT AFFIDAVIT

STATE OF ILLINOIS }
COUNTY OF COOK } SS.

Robert G. Finnigan, being duly sworn on oath, states that
he resides at 110 N. York Rd. Elmhurst IL 60126. That the
attached deed is not in violation of 765 ILCS 205/1 for one of the following reasons:

1. Said Act is not applicable as the grantors own no adjoining property to the premises described in said deed;

- OR -

the conveyance falls in one of the following exemptions as shown by Amended Act which became effective July 17, 1959.

2. The division or subdivision of the land into parcels or tracts of five acres or more in size which does not involve any new streets or easements of access.
3. The divisions of lots or blocks of less than one acre in any recorded subdivision which does not involve any new streets or easements of access.
4. The sale or exchange of parcels of land between owners of adjoining and contiguous land.
5. The conveyance of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easement of access.
6. The conveyance of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
7. 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 a public use.
8. Conveyances made to correct descriptions in prior conveyances.
9. The sale or exchange of parcels or tracts of land existing on the date of the amendatory Act into no more than two parts and not involving any new streets or easements of access.

CIRCLE NUMBER ABOVE WHICH IS APPLICABLE TO ATTACHED DEED.

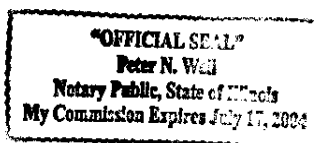
Affiant further states that he makes this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording.

x P. N. Wall

SUBSCRIBED and SWORN to before me

this 5 day of June, 03.

P. N. Wall
Notary Public



UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE

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 June 5, 2003 ~~May 5~~, 19 Signature: *Robert Spry*
Grantor or Agent

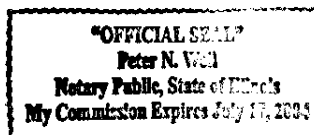
Subscribed and sworn to before me by the

said AGENT

this 5th day of June

2003

[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 June 5, 2003 Signature: *[Signature]*
Grantee or Agent

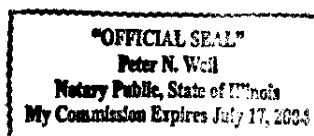
Subscribed and sworn to before me by the

said Agent

this 5th day of June

2003

[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.]