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TRUSTEE'S DEED



ILLINOIS

Doc#: 0406406110
Eugene "Gene" Moore Fee: \$30.50
Cook County Recorder of Deeds
Date: 03/04/2004 01:25 PM Pg: 1 of 4

Above Space for Recorder's Use Only

This AGREEMENT between GRANTOR, Pamela S. Welch as Trustee, of the Pamela S. Welch Trust dated October 10, 1989, of the Village of Wayne, County of Kane and State of Illinois and GRANTEE, Welch Real Estate Holding, LLC of 33W179 Surrey Road, Wayne, Illinois 60184. WITNESSES: The Grantor in consideration of the sum of TEN and 00/100 DOLLARS, and other good and valuable consideration in hand paid, receipt whereof is hereby acknowledged, 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 QUITCLAIM unto the Grantee, Welch Real Estate Holding, LLC in fee simple the following described real estate, situated in the County of Kane, State of Illinois to Wit: **(See Page 2 for Legal Description)** together with the tenements, hereditament and appurtenances thereunto belonging or in any wise appertaining.

SUBJECT TO: General taxes for 2003 and subsequent years; Covenants, conditions and restrictions of record, if any; building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the property.
Permanent Real Estate Index Number: 06-32-201-008
Address of Real Estate: 31 W. 300 West Bartlett Road, Bartlett, Illinois 60103

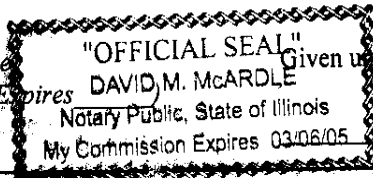
The date of this deed of conveyance is February 25, 2004.

Pamela S. Welch

Pamela S. Welch

State of Illinois, County of McHenry ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Pamela S. Welch, as Trustee, 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, as such trustee, for the uses and purposes therein set forth.

(Impress Seal Here)
(My Commission Expires



Given under my hand and official seal this 3rd day of March, 2004

DMC

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LEGAL DESCRIPTION

For the premises commonly known as 31 W. 300 West Bartlett Road, Bartlett, Illinois 60103

THAT PART OF THE NORTHEAST QUARTER OF SECTION 32, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE CENTER LINE OF SAID SECTION 32, THENCE EASTERLY ALONG THE SOUTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 32, A DISTANCE OF 766.16 FEET FOR THE PLACE OF BEGINNING; THENCE NORTHERLY ALONG A LINE THAT FORMS AN ANGLE OF 88 DEGREES 53 MINUTES TO THE LEFT WITH THE PROLONGATION OF THE LAST DESCRIBED COURSE (THIS LINE HEREINAFTER REFERRED TO AS LINE "A") A DISTANCE OF 300.0 FEET; THENCE EASTERLY PARALLEL WITH THE SOUTH LINE OF SAID NORTHEAST QUARTER, A DISTANCE OF 225.0 FEET; THENCE SOUTHERLY, PARALLEL WITH LINE "A", AS AFORESAID, A DISTANCE OF 300.0 FEET TO THE SOUTH LINE OF SAID NORTHEAST QUARTER; THENCE WESTERLY ALONG SAID SOUTH LINE, A DISTANCE OF 225.0 FEET TO THE PLACE OF BEGINNING, BEING SITUATED IN HANOVER TOWNSHIP, IN COOK COUNTY, ILLINOIS.

STATE OF ILLINOIS-DEPARTMENT OF REVENUE
 STATEMENT OF EXEMPTION UNDER REAL ESTATE TRANSFER TAX LAW
 I hereby declare that this deed represents a transaction exempt
 under provisions of Section 31-4.5, Subsection E of the Real
 Estate Transfer Law. (35 ILCS 200/31-4.5)
 Dated this 5th day of MARCH 2004

DWM

This instrument was prepared by: David W. McArdle ZUKOWSKI, ROGERS, FLOOD & MCARDLE 50 Virginia Street Crystal Lake, Illinois 60014	Send subsequent tax bills to: Welch Real Estate Holdings, LLC 33W179 Surrey Road Wayne, Illinois 60184	Recorder-mail recorded document to: Welch Real Estate Holdings, LLC 33W179 Surrey Road Wane, Illinois 60184
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PLAT ACT AFFIDAVIT

STATE OF ILLINOIS }
COUNTY OF COOK } SS.

David W. McArdle, being duly sworn on oath, states that

he resides at 50 Virginia Street, Crystal Lake, IL 60014. 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;

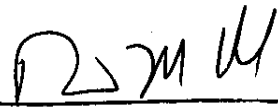
- OR -

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.



David W. McArdle

SUBSCRIBED and SWORN to before me

this _____ day of _____, _____

Notary Public

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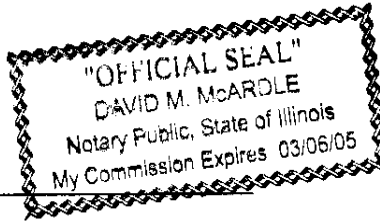
STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed 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 title to real estate under the laws of the State of Illinois.

Dated _____

Signature Pamela S. Welch
Grantor or Agent

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID _____
THIS 3rd DAY OF March,
2004.



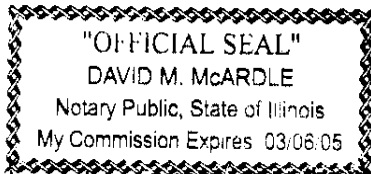
NOTARY PUBLIC DMV

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 _____

Signature Pamela S. Welch
Grantor or Agent

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID _____
THIS 3rd DAY OF March,
2004.



NOTARY PUBLIC DMV

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.]