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04163271200

WARRANTY DEED
Statutory (Illinois)

Doc#: 0416327120
Eugene "Gene" Moore Fee: \$30.50
Cook County Recorder of Deeds
Date: 06/11/2004 03:48 PM Pg: 1 of 4

MAIL TO:

Mary K. Connolly
Storino, Ramello & Durkin
9501 W. Devon Ave., Ste. 800
Rosemont, IL 60018-4820

NAME AND ADDRESS OF TAXPAYER:

Village of Streamwood
301 Irving Park Road
Streamwood, Illinois 60107

THIS INDENTURE WITNESSETH, that the Grantor(s), **Phoenix II, LLC**, an Illinois limited liability company, of the county of Cook, State of Illinois, for and in consideration of TEN DOLLARS (\$10.00) DOLLARS and other good and valuable consideration in hand paid, **effective as of December 19, 2001**, CONVEYS AND WARRANTS to **The Village of Streamwood**, with its principal place of business located at 301 Irving Park Road, Streamwood, Illinois, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Exhibit "A" attached hereto and made a part hereof.

SUBJECT TO:

General real estate taxes for the year 2001 and subsequent years, drainage tiles, ditches, feeders and laterals, easements, covenants, conditions and restrictions of record, and zoning laws and ordinances as may be applicable to said property.

P.I.N(s): 06-25-209-002

Property Address: Outlot A, Phoenix Lake Business Park

And the said grantor(s) hereby expressly waive(s) and release(s) any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the grantor(s) aforesaid has hereunto set their hand and seal this 9th day of

June, 2004.

Phoenix II, LLC
an Illinois limited liability company

By: MAC Development Corporation
Its: Manager

Richard J. McCaffrey
By: Richard J. McCaffrey
Its: President

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STATE OF ILLINOIS)
) SS
COUNTY OF _____)

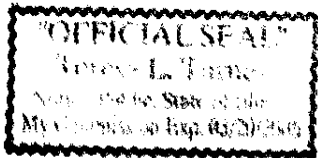
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Richard J. McCaffrey, President of MAC Development Corporation, personally known to me to be the same person(s) whose name is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, and the free and voluntary act of MAC Development Corporation as Manager of Phoenix II, LLC for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this 8th day of June, 2004.

[Signature]
Notary Public

My commission expires on 3/20, 2006

IMPRESS SEAL HERE



COUNTY - ILLINOIS TRANSFER STAMPS

EXEMPT UNDER PROVISIONS OF PARAGRAPH B SECTION _____, REAL ESTATE TRANSFER ACT

DATE: June 8, 2004.

[Signature]
Buyer, Seller or Representative

This deed prepared by:

Jeffrey J. Stahl, Esq.
Stahl Cowen Crowley LLC
55 W. Monroe Street, Suite 500
Chicago, IL 60603
Tel: 312.641.0060

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EXHIBIT A

(Legal Description of Property)

OUTLOT A IN PHOENIX LAKE BUSINESS PARK, BEING A RESUBDIVISION OF OUTLOTS A, B AND C IN THE STREAMWOOD BUSINESS CENTRE SUBDIVISION PHASE 2, AND THE VACATED RIGHT OF WAY OF EAST AVENUE, ALL IN PART OF THE NORTHEAST QUARTER OF SECTION 25, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 19, 2001 AS DOCUMENT 0011204741 IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

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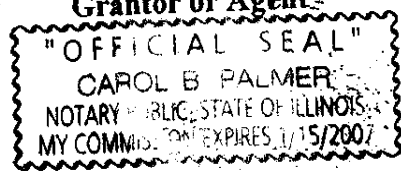
STATEMENT BY GRANTOR AND GRANTEE

The Grantor or his Agent affirms that, to the best of his knowledge, the name of the Grantee shown on the Deed 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 title to real estate under the laws of the State of Illinois.

Dated June 8, 2004

Signature: [Handwritten Signature]
Grantor or Agent

Subscribed and sworn to before me
by the said [Handwritten Name]
this 8 day of June, 2004
Notary Public [Handwritten Signature]

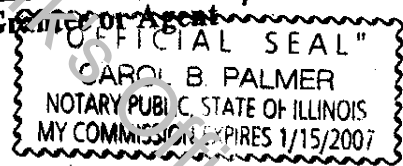


The Grantee or his Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 8, 2004

Signature: [Handwritten Signature]
Grantee or Agent

Subscribed and sworn to before me
by the said [Handwritten Name]
this 8 day of June, 2004
Notary Public [Handwritten Signature]



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.

(Attached to Deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)