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This instrument was prepared by:

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Eugene "Gene" Moore Fee: \$32.50
Cook County Recorder of Deeds
Date: 09/16/2004 03:56 PM Pg: 1 of 5

QUITCLAIM DEED

(Illinois)

THIS QUITCLAIM DEED is made as of the 15 day of September, 2004 by **TRANSAMERICA DISTRIBUTION FINANCE CORPORATION**, a Delaware corporation with an address at 5595 Trillium Boulevard, Hoffman Estates, Illinois 60192 (the "Grantor"), to **TRANSAMERICA COMMERCIAL FINANCE CORPORATION**, a Delaware corporation with an address at 5595 Trillium Boulevard, Hoffman Estates, Illinois 60192 (the "Grantee").

WITNESSETH, that the Grantor, for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration in hand paid by the Grantee, the receipt whereof is hereby acknowledged, and pursuant to proper authority, by these presents does REMISE, RELEASE, QUITCLAIM AND CONVEY unto the Grantee, and to its successors and assigns, FOREVER, without warranty except as expressly set forth herein below, all the following described real estate, situated in the Village of Hoffman Estates, County of Cook and State of Illinois, and more particularly described on Exhibit-A, attached hereto and incorporated herein by reference, together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the Grantor, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances (the "Property").

TO HAVE AND TO HOLD the Property, with all singular the rights, memories and appurtenances thereof, to the same being, belonging, or in anywise appertaining, unto the Grantee, its successors and assigns forever, so that neither Grantor nor any person or persons claiming under Grantor shall at any time by any means or ways, have, claim, or demand any right or title to the Property or its appurtenances, or any rights thereof.

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IN WITNESS WHEREOF, said Grantor has caused this instrument to be duly executed and delivered by its duly authorized officer, as of the day and year first above written.

GRANTOR

TRANSAMERICA DISTRIBUTION FINANCE CORPORATION, a Delaware corporation

By: *[Signature]*
Name: David A. Kaganinsky
Title: Director + Treasurer

Exempt under provision of Paragraph E, Section 4, Real Estate Transfer Tax Act.

Sept. 15, 2004 *[Signature]*
Date Buyer, Seller or Representative

Exempt under provision of Paragraph E, Section 4, Cook County Transfer Tax Ordinance.

Sept. 15, 2004 *[Signature]*
Date Buyer, Seller or Representative



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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, Judith M. Sheetz, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that David A. Kaminsky, personally known to me to be the Director + Treasurer of TRANSAMERICA DISTRIBUTION FINANCE CORPORATION, a Delaware corporation, and personally known to me to be the same person whose name is subscribed to the foregoing instrument as such officer, appeared before me this day in person and acknowledged that he/she signed and delivered said instrument as his / her free and voluntary act and deed of said corporation for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

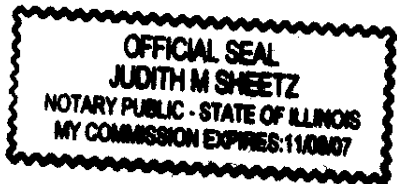
Given under my hand and official seal, this 15 day of September, 2004.

Judith M. Sheetz
Notary Public

My commission expires:

Nov. 8, 2007

[Seal]



After Recordation Return to:

Rex A. Palmer, Esq.
Mayer, Brown Rowe & Maw LLP
190 So. La Salle Street
Chicago, Illinois 60603

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EXHIBIT-A

Legal Description of the Land

PARCEL 1:

LOT 4G2 IN FINAL PLAT OF RESUBDIVISION RECORDED JULY 18, 1997 AS DOCUMENT 97519164 OF LOTS 4A1 AND 4G IN PRAIRIE STONE OF LOT 4A1 IN THE RESUBDIVISION OF LOTS 4A AND 4D, ACCORDING TO THE PLAT OF RESUBDIVISION THEREOF RECORDED SEPTEMBER 27, 1994 AS DOCUMENT 94838172, AND LOT 4G IN THE RESUBDIVISION OF LOT 4 IN SEARS BUSINESS PARK, ACCORDING TO THE PLAT OF RESUBDIVISION THEREOF RECORDED AUGUST 6, 1991 AS DOCUMENT 91396712, AND THAT PROPERTY CONVEYED BY TRUSTEES DEED, RECORDED NOVEMBER 29, 1994 AS DOCUMENT NUMBER 04022735, IN THE SOUTH HALF OF SECTIONS 31 AND 32, TOWNSHIP 42 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE VILLAGE OF HOFFMAN ESTATES, COOK COUNTY, ILLINOIS.

PIN: 01-32-302-011-0000

PARCEL 2:

EASEMENTS FOR THE BENEFIT OF PARCEL 1 AS CREATED IN THE OFFICE PARK HOFFMAN ESTATES, ILLINOIS DECLARATION OF EASEMENTS RECORDED JULY 18, 1997 AS DOCUMENT 97519165, AND IN DEED FROM AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST AGREEMENT DATED JUNE 6, 1989 AND KNOWN AS TRUST NUMBER 108506-00 TO SDC BUCK I, L.L.C., DATED JULY 10, 1997 AND RECORDED AUGUST 8, 1997 AS DOCUMENT 97580376.

PIN: 01-32-302-011-0000; 01-31-400-003-0000; 01-32-302-012-0000; 01-31-400-005-0000

Location: 5595 Trillium Boulevard
Hoffman Estates, Illinois 60192

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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: Sept. 15, 2004

Signature: [Handwritten Signature]
Grantor or Agent

Subscribed and sworn to before me by the said David A. Kaminsky this 15 day of September, 2004
Notary Public Judith M. Sheetz



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: Sept. 15, 2004

Signature: [Handwritten Signature]
Grantee or Agent

Subscribed and sworn to before me by the said Walter D. Bay this 15 day of September, 2004
Notary Public Judith M. Sheetz



Note: Any person who knowingly submits a false statement concerning the identify 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.)