

# UNOFFICIAL COPY

10/4  
24098539 / 81161884  
WARRANTY DEED

The Grantor **Arlis J. Groh**, a widow, individually, as to an undivided 1/2 interest and **Arlis J. Groh, as Trustee** under Trust Agreement dated November 8, 1991 and known as the Arlis J. Groh Trust Number 1, as to an undivided 1/2, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, conveys and warrants to the Grantee,



Doc#: 0430333009  
Eugene "Gene" Moore Fee: \$30.00  
Cook County Recorder of Deeds  
Date: 10/29/2004 07:33 AM Pg: 1 of 4

**World Overcomers Church, Inc.**  
990 N. County Farm Road  
Carol Stream, Illinois 60185

a corporation created and existing under and by virtue of the Laws of the State of Illinois having its principal office at the following address, 990 N. County Farm Road, Carol Stream, Illinois, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

### SEE EXHIBIT A ATTACHED HERETO

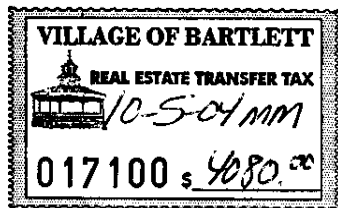
Subject to: Covenants, conditions, easements and restrictions of record; and General real estate taxes for 2003 and subsequent years.

GRANTOR HEREBY WARRANTS THAT THIS IS NOT HOMESTEAD PROPERTY

Permanent Index Nos.: 06-28-204-002-0000, 06-28-400-016-0000, 06-28-400-018-0000 and 06-28-400-019-0000

Address of Real Estate: 1105 West Lake Street, Bartlett, Illinois 60103

IN WITNESS WHEREOF, the Grantor has hereunto set her hand and seal this 6 day of October, 2004.



Arlis J. Groh  
Arlis J. Groh

Arlis J. Groh  
Arlis J. Groh, as Trustee of the Arlis J. Groh Trust No. 1

EXEMPT UNDER PROVISIONS OF PARAGRAPH b, SECTION 4, REAL ESTATE TRANSFER ACT.

10-6-04 [Signature]  
Date Buyer, Seller or Representative

BOX 303-CP

4KJ

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State of Illinois )  
 ) SS  
County of Kane )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, **DO HEREBY CERTIFY** that **Arlis J. Groh**, a widow, and as Trustee of the Arlis J. Groh Trust No. 1, is 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, including the release and waiver of homestead.

Given under my hand and official seal this 6 day of October, 2004.

[Signature]  
Notary Public

This transaction is exempt from  
provisions of Paragraph 6  
Section 91-45 of the Real Estate  
Transfer tax law  
Date 10/6/04  
Signature [Signature]

Property of Cook County Clerk's Office

**Prepared by:** Keith A. Spong, 2425 Royal Boulevard, Elgin, Illinois 60123

**After Recording Mail to:** Lance W. Kupisch, 201 N. Church Road, Bensenville, Illinois 60106

**Send Tax Bills to:** World Overcomers Church, Inc., 990 N. County Farm Road, Carol Stream, Illinois 60188

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## EXHIBIT A

THAT PART OF THE EAST 1/2 OF SECTION 28, TOWNSHIP 41, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: COMMENCING AT THE CENTER OF SAID SECTION 28; THENCE EASTERLY ALONG THE NORTH LINE OF THE SOUTHEAST 1/4 OF SAID SECTION 28 A DISTANCE OF 1197.24; THENCE SOUTH 0 DEGREES 43 MINUTES WEST, A DISTANCE OF 73.90 FEET; THENCE SOUTH 76 DEGREES 41 MINUTES EAST, A DISTANCE OF 81.98 FEET FOR THE PLACE OF BEGINNING; THENCE SOUTH 0 DEGREES 43 MINUTES WEST, A DISTANCE OF 454.01 FEET; THENCE SOUTH 85 DEGREES 20 MINUTES EAST, A DISTANCE OF 514.60 FEET; THENCE NORTH 0 DEGREES 14 MINUTES WEST A DISTANCE OF 375.79 FEET; THENCE SOUTH 76 DEGREES 41 MINUTES EAST, A DISTANCE OF 3.0 FEET; THENCE NORTH 0 DEGREES 14 MINUTES WEST, A DISTANCE OF 278.06 FEET TO THE CENTER LINE OF U.S ROUTE 20; THENCE NORTHWESTERLY ALONG SAID CENTER LINE BEING ALONG A CURVE TO THE RIGHT, A DISTANCE OF 91.8 FEET; THENCE NORTH 64 DEGREES 53 MINUTES WEST ALONG SAID CENTER LINE, A DISTANCE OF 265.50 FEET; THENCE SOUTH 0 DEGREES 43 MINUTES WEST, A DISTANCE OF 82.48 FEET TO THE PLACE OF BEGINNING; (EXCEPT THAT PART TAKEN FOR HIGHWAY PURPOSES) IN COOK COUNTY, ILLINOIS.

Cook County Clerk's Office

# UNOFFICIAL COPY

## EUGENE MOORE - RECORDER OF COOK COUNTY PLAT ACT AFFIDAVIT - METES AND BOUNDS DESCRIPTION

STATE OF ILLINOIS    )  
                                  ) SS  
COUNTY OF KANE     )

**Arlis Groh**, being duly sworn on oath, state that she resides at 130 Wedgewood Drive, South Elgin, Illinois 60177.

And further states that: (please check the appropriate box)

- A.  That the attached deed is not in violation of 765 ILCS 205/1(a), in that the sale or exchange is of an entire tract of land not being a part of a larger tract of land; or
- B.  That the attached deed is not in violation of 765 205/1(b) for one of the following reasons: (please circle the appropriate number)
  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 is between owners of adjoining and contiguous land;
  4. The conveyance of parcels of land or interests therein for use as right-of-way for railroads 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 purpose 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;
  7. Conveyance 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 two 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 is 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, and provided also that this exemption does not invalidate any local requirements applicable to the subdivision of land.

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

*Arlis Groh*  
Arlis Groh

SUBSCRIBED and SWORN to before me this 6 day of October, 2004.

*[Faint Notary Seal]*  
NOTARY PUBLIC  
Cook County, Illinois

*[Signature]*  
Notary Public