

UNOFFICIAL COPY



This Transaction Exempt Pursuant  
to Real Estate Transfer Tax Law  
Section 31-45, Paragraph e, and  
Cook County Ordinance 95104.

Doc#: 0436545131  
Eugene "Gene" Moore Fee: \$30.50  
Cook County Recorder of Deeds  
Date: 12/30/2004 02:03 PM Pg: 1 of 4

DATE: 12/26/04  
SIGNED: [Signature]

**TRUSTEE'S DEED  
(Illinois)**

THIS INDENTURE, made this 26 day of December, 2004, between ALBERT G. MANZARDO, not individually but as Trustee of the ALBERT G. MANZARDO TRUST u/a/d July 20, 1994 and ELEONORE MANZARDO, not individually but as Trustee of the ELEONORE MANZARDO TRUST u/a/d July 20, 1994, both of 505 Dogwood Ct., Schaumburg, IL 60193, Grantors, ALBERT G. MANZARDO and ELEONORE MANZARDO, not individually but as General Partners of MANZARDO ASSOCIATES L.P., an Illinois limited partnership, of 505 Dogwood Ct., Schaumburg, IL 60193 and Grantees,

WITNESSETH, that Grantors, in consideration of the sum of TEN and no/100 DOLLARS (\$10.00), and other good and valuable consideration in hand paid, receipt whereof is hereby acknowledged, and in pursuance of the power and authority the Grantors hereunto enabling, do hereby convey and quit claim unto the Grantees, in fee simple, the following described real estate, situated in the County of Cook and State of Illinois, to wit:

(See attached Exhibit A)



together with the tenements and appurtenances thereunto belonging. TO HAVE AND TO HOLD said premises forever.

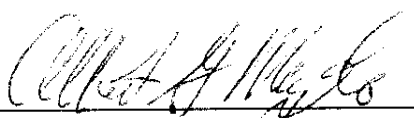
SUBJECT TO: General real estate taxes not yet due and payable; covenants, conditions and restrictions of record.

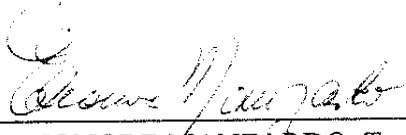
Permanent Real Estate Index Number(s): 07-22-401-027-0000; 07-22-401-026-0000; 07-22-401-007-0000.

Address of Real Estate: 105 E. Schaumburg Rd., Schaumburg, IL 60194

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IN WITNESS WHEREOF, the Grantors, as trustees as aforesaid, have hereunto set their hands and seals the day and year first above written.

  
ALBERT G. MANZARDO, Trustee of the  
ALBERT G. MANZARDO TRUST u/a/d  
July 20, 1994

  
ELEONORE MANZARDO, Trustee of the  
ELEONORE MANZARDO, TRUST u/a/d  
July 20, 1994

STATE OF ILLINOIS        )  
  ) SS.  
COUNTY OF COCK        )

I, the undersigned, a Notary Public for said County, in the State aforesaid, DO HEREBY CERTIFY that ALBERT G. MANZARDO, Trustee, the ALBERT G. MANZARDO TRUST u/a/d July 20, 1994, and ELEONORE MANZARDO, Trustee, the ELEONORE MANZARDO TRUST u/a/d July 20, 1994, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the purposes therein set forth.

GIVEN under my hand and official seal this 26 day of December, 2004.

Commission Expires:

  
NOTARY PUBLIC



(Mail To)  
This instrument prepared by:  
Richard C. Spain  
SPAIN, SPAIN & VARNET, P.C.  
33 North Dearborn Street, Suite 2220  
Chicago, Illinois 60602

Send Subsequent Tax Bills To:  
  
ALBERT G. MANZARDO &  
ELEONORE MANZARDO, G.P.  
505 Dogwood Ct.  
Schaumburg, IL 60193

  
VILLAGE OF SCHAUMBURG  
REAL ESTATE TRANSFER TAX

3993        \$ 0

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## "EXHIBIT A"

### PARCEL 1:

THAT PART OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 22, TOWNSHIP 41 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED BY BEGINNING AT THE NORTHWEST CORNER OF LOT 3 IN BLOCK 1 IN SCHAUMBURG (BEING HENRY E. QUINDEL'S SUBDIVISION OF PART OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 22, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN) AND RUNNING THENCE NORTH ALONG THE EAST LINE CHICAGO STREET (EXTENDED) 252 FEET TO THE CENTER LINE OF SCHAUMBURG AVENUE; THENCE EAST ALONG SAID CENTER LINE OF SCHAUMBURG AVENUE; THENCE EAST ALONG SAID CENTER LINE 90 FEET; THENCE SOUTH PARALLEL WITH SAID EAST LINE OF CHICAGO STREET (EXTENDED) 252 FEET TO THE NORTH LINE OF SAID LOT 3; THENCE WEST ALONG THE NORTH LINE OF SAID LOT 3, 90 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS EXCEPTING THE NORTH 50 FEET THEREOF, TAKEN AND USED FOR SCHAUMBURG ROAD.

### PARCEL 2:

THE EAST 18 FEET OF THAT PART OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 22, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED BY BEGINNING AT THE NORTHWEST CORNER OF LOT 3 IN BLOCK 1 IN SCHAUMBURG (BEING HENRY E. QUINDEL'S SUBDIVISION OF PART OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 22, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN) RUNNING THENCE NORTH ALONG THE EAST LINE OF CHICAGO STREET (EXTENDED) 252 FEET TO THE CENTER LINE OF SCHAUMBURG AVENUE; THENCE WEST ALONG SAID CENTER LINE 148.5 FEET; THENCE SOUTH ON A LINE PARALLEL WITH SAID EAST LINE OF CHICAGO STREET (EXTENDED) TO THE NORTH LINE OF LOT 6 IN BLOCK 2 OF SAID SCHAUMBURG; THENCE EAST TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS, EXCEPTING THE NORTH 50 FEET THEREOF, TAKEN AND USED FOR SCHAUMBURG ROAD.

### PARCEL 3:

THAT PART OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 22, TOWNSHIP 41 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF LOT 3 IN BLOCK 1 IN SCHAUMBURG BEING HENRY E. QUINDEL'S SUBDIVISION OF PART OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 22, TOWNSHIP 41 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, THENCE NORTHERLY ALONG THE WESTERLY LINE OF SAID LOT 1, 219.06 FEET TO THE SOUTH LINE OF SCHAUMBURG AVENUE, SAID POINT BEING 307.56 FEET WEST OF THE EAST LINE OF SAID WEST HALF OF THE SOUTHEAST QUARTER THENCE WEST ALONG THE SOUTH LINE OF SAID SCHAUMBURG AVENUE 188 FEET; THENCE SOUTH AT AN ANGLE OF 90° WITH THE LAST DESCRIBED LINE, A DISTANCE OF 218.63 FEET TO THE NORTH LINE OF SAID LOT 3 THEN EAST ON SAID NORTH LINE OF SAID LOT 3 TO THE POINT OF BEGINNING (EXCEPT THEREFROM THE EAST 66 FEET THERE IN COOK COUNTY, ILLINOIS AND EXCEPT THAT PART OF THE NORTH 50 FEET OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER TAKEN FOR STREETS).

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## EXEMPT AND ABI TRANSFER DECLARATION STATEMENT REQUIRED UNDER PUBLIC ACT 87-543 COOK COUNTY ONLY

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 12-25, 2004.

Richard C. Spain  
GRANTOR OR AGENT

STATE OF ILLINOIS )  
                                  ) SS:  
COUNTY OF COOK     )



Subscribed and sworn to before me this 25 day of Dec, 2004.

My commission expires:

Nancy M Spain  
Notary Public

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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 12-30, 2004

Richard C. Spain  
GRANTEE OR AGENT

STATE OF ILLINOIS )  
                                  ) SS  
COUNTY OF COOK     )

Subscribed and sworn to before me this 30 day of Dec, 2004.

My commission expires:

Nancy M Spain  
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 a Class A misdemeanor for subsequent offenses.

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

