J. RABB DJ 008267795

UNOFFICIAL COPY

SPECIAL WARRANTY DEED

BCL-BRIDGEVIEW LLC. an Illinois limited liability company ("Grantor"), for and in consideration of the sum of Ten Dollars (\$10.00) in hand paid by ANNE B. VOSHEL, JOHN M. DALEY and GERALD L. NUDO, as Tenants Common (collectively, in "Grantees"), and for other good and valuable consideration, the receipt and sufficiency of which consideration are hereby acknowledged, has GRANTED, SOLD, and CON EYED, and by these presents does GRANT, SELL, and



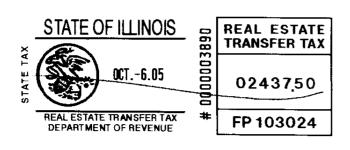
Doc#: 0528033216 Fee: \$28.00 Eugene "Gene" Moore RHSP Fee: \$10.00

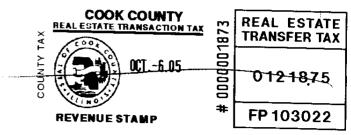
Cook County Recorder of Deeds
Date: 10/07/2005 01:38 PM Pg: 1 of 3

CONVEY, unto Grantees that certain tract of real property located in the Village of Bridgeview, State of Illinois, as more particularly described on Exhibit A attached hereto, incorporated herein, and made a part hereof for all purposes, together with any and all rights appertaining thereto, and arry and all of the improvements located thereon (said real property, together with any and all of the related improvements, rights, and appurtenances belonging or appertaining thereto, and any and all of the improvements located thereon, being herein collectively referred to as the "Property").

TO HAVE AND TO HOLD the Property unto Grantees, each of their heirs, executors, administrators, legal representatives, successors and assigns forever, free and clear of all liens, claims and encumbrances except as herein stated; and Grantor does hereby bind itself and its successors and assigns to WARRANT AND FOREVER DEFEND all and singular the Property unto Grantees, each of their heirs, executors, administrators, legal representatives, successors and assigns, against every person lawfully claiming by, through, or under Grantor, but not otherwise; provided, that this conveyance and the warranty of Grantor herein contained are subject to those matters set forth in Exhibit B attached hereto and made a part hereof to the extent that any of such matters are valid, enforceable and still applicable to the Property.

[THE REMAINDER OF THIS PAGE IS INTENTIONALLY LEFT BLANK!





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IN WITNESS WHEREOF, the Grantor has executed and delivered this Special Warranty Deed this <u>10</u> day of September, 2005.

> BCL BRIDGEVIEW LLC, an Illinois limited liability company

Name: Daniel Shachtman

Its: attorney

PLEASE MAIL SUBSEQUENT TAX BILLS TO:

AFTER RECORDING, PLEASE RETURN TO:

Daley & Associates John M. Daley 15127 Kerocheval Grosse Pointe, MI 48230 Attn: John Daley

Kent Maynard 17 North State Street; Suite 1700 Chicago, Illinois 60602

STATE OF Illinois COUNTY OF Cook)

Coot Count I, the undersigned Notary Public, do hereby certify that on the $\frac{2}{\sigma}$ day of September, 2005, Daniel Shachtman, as a member of BCL-BRIDGEVIEW LLC, an Illinois limited liability company, personally appeared before me and being first sworn by me acknowledged that he/she signed the foregoing document in his/her capacity therein set forth and declared that the statements therein contained are true...

GIVEN under my hand and notarial seal this 20 day of September, 2005.

UNOFFICIAL COPY

EXHIBIT A

LEGAL DESCRIPTION

THAT PART OF THE EAST 1/2 OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 36, TOWNSHIP 38 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: COMMENCING AT A POINT ON THE WEST LINE OF SAID EAST ½ OF THE EAST ½ OF THE SOUTHWEST ¼ OF SECTION 36, 179.0 FEET (AS MEASURED ALONG THE WEST LINE) NORTH OF THE SOUTH LINE OF SAID SECTION 36; THENCE EAST ALONG A LINE PERPENDICULAR TO THE LAST DESCRIBED COURSE, 33.0 FEET TO THE POINT OF BEGINNING; THENCE NORTH ALONG A LINE 33.0 FEET EAST OF AND PARALLEL TO THE WEST LINE OF THE EAST 1/2 OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SAID SECTION 36, 1212.0 FEET; THENCE EAST ALONG A LINE PERPENDICULAR TO THE LAST DESCRIBED COURSE TO THE WEST LINE OF THE BALTIMORE AND OHIO CHICAGO TERMINAL RAILROAD RIGHT OF WAY (BEING THE EAST 33.0 FEET EAST 1/2 OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 36;) SAID LOT 1122.0 FEET; SOUTHERLY ALONG SOUTHWESTERLY ALONG A STRAIGHT LINE TO THE POINT OF BEGINNING (EXCEPT THAT PART DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF SAID TRACT; THENCE NORTH ALONG THE WEST LINE OF SAID TRACT 429.0 FEET; THENCE EAST ALONG A LINE PARALLEL TO THE NORTH LINE OF SAID TRACT 510.0 FEET; THENCE NORTHEASTERLY ALONG A STRAIGHT LINE 240.0 FEET MORE OR LESS TO A POINT ON THE EAST LINE OF SAID TRACT, SAID POINT BEING 559.89 FEET SOUTH OF THE NORTHEAST CORNER OF SAID TRACT; THENCE SOUTH ALONG THE EAST LINE OF SAID TRACT, 562.11 FEET TO THE SOUTHEAST CORNER OF SAID TRACT; THENCE WESTERLY ALONG THE SOUTH LINE OF SAID TRACT TO THE POINT OF BEGINNING, ALSO EXCEPT THE NORTH 543.00 FEET OF SAID TRACT), ALL IN COOK COUNTY, ILLINOIS.

Address:

8585 South 77th Avenue, Bridgeview, Illinois 60455

Office

18-36-306-009-0000 PIN: