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WARRANTY DEED
Statutory (Illinois)
Corporation to Corporation



Doc#: 0533240051 Fee: \$30.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 11/28/2005 10:50 AM Pg: 1 of 4

THE GRANTOR, SR ELGIN, LLC, an Illinois Limited Liability Company, created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for the consideration of Ten and no/100 Dollars (\$10.00), and other good and valuable consideration, in hand paid, CONVEYS AND WARRANTS TO ABBODD HOLDINGS, INC., an Illinois Corporation, of 206 Ambiance Drive, Burr Ridge, Illinois, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION RIDER ATTACHED HERETO.

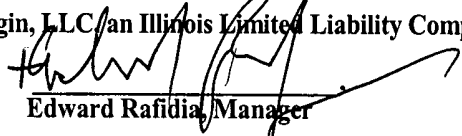
Subject to: Real Estate taxes for the year 2005 and subsequent years; covenants, conditions and restrictions of record; and public and utility easements, if any.

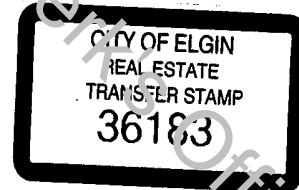
Real Estate Tax Numbers: 06-07-302-031-0000
06-07-309-019-0000
06-07-309-026-0000

Address of Real Estate: 502 Waverly Drive, Elgin, IL 60000

In Witness Whereof, the Grantor has caused its name to be signed to these presents by its Manager, this ___ day of November 2005

SR Elgin, LLC / an Illinois Limited Liability Company

By: 
Edward Rafidia, Manager

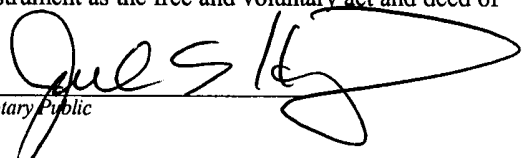


4h

STATE OF ILLINOIS)
) SS
COUNTY OF LAKE

I, the undersigned, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY that EDWARD RAFIDIA, Manager, 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 he signed, sealed and delivered the said instrument as the free and voluntary act and deed of said limited liability company, for the uses and purposes therein set forth.

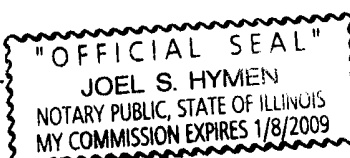
Given under my hand and official seal this 4th day of November 2005


Notary Public

This instrument was prepared by JOEL S. HYMEN, 1411 McHenry Road, Suite 125, Buffalo Grove, IL 60089.

MAIL TO:

Abbood Holdings, Inc.
206 Ambiance Dr
Burr Ridge IL 60527




SEND SUBSEQUENT TAX BILLS TO:

Abbood Holdings, Inc.
206 Ambiance Dr.
Burr Ridge IL 60527

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STATE TAX

STATE OF ILLINOIS



NOV.-7.05

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE


000002381

REAL ESTATE TRANSFER TAX
0325000
FP 103020

COUNTY TAX

COOK COUNTY

REAL ESTATE TRANSACTION TAX



NOV.-7.05

REVENUE STAMP

000009474

REAL ESTATE TRANSFER TAX
0162500
FP 103019

Property of Cook County Clerk's Office

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Property Address: 500-12 WAVERLY DRIVE,
ELGIN IL 60000

Legal Description:

PARCEL 1:

LOT 7 AND THAT PART OF LOT 8 LYING SOUTH OF THE FOLLOWING DESCRIBED LINE: BEGINNING AT A POINT IN THE WEST LINE OF SAID LOT 8, A DISTANCE OF 160.37 FEET NORTH OF THE SOUTHWEST CORNER THEREOF (AS MEASURED ALONG SAID WEST LINE), AND TERMINATING AT A POINT IN THE EAST LINE OF SAID LOT 8, A DISTANCE OF 159.75 FEET NORTH OF THE SOUTHWEST CORNER THEREOF (AS MEASURED ALONG SAID EAST LINE) IN HIGHFIELD PLACE SUBDIVISION, BEING A SUBDIVISION IN THE SOUTHWEST 1/4 OF SECTION 7, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MARCH 17, 1980 AS DOCUMENT 25393343 AND AS AMENDED January 2, 1981 AS DOCUMENT 25723114, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

PART OF THE SOUTH 1/2 OF SECTION 7, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF THE EAST 1/2 OF THE NORTHWEST CORNER OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 18, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN; THENCE NORTH 2 DEGREES 00 MINUTES EAST ALONG THE LINE BETWEEN THE LANDS OF STARRETT AND WALBAUM, 1322.0 FEET TO A POINT 25.0 FEET SOUTH OF THE NORTH LINE OF THE SOUTH 1/2 OF THE SOUTH 1/2 OF SECTION 7; THENCE NORTH 88 DEGREES 00 MINUTES EAST ALONG A LINE THAT IS 25.0 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF THE SOUTH 1/2 OF THE SOUTH 1/2 OF SAID SECTION 7, 502.29 FEET; THENCE SOUTH 2 DEGREES 00 MINUTES WEST, 435.3 FEET FOR A PLACE OF BEGINNING; THENCE CONTINUING SOUTH 2 DEGREES 00 MINUTES WEST, 255.0 FEET TO THE NORTHERLY LINE OF THE EVANSTON HIGHWAY (STATE ROUTE 58); THENCE NORTH 89 DEGREES 39 MINUTES WEST ALONG SAID NORTHERLY LINE OF 101.0 FEET; THENCE NORTH 2 DEGREES 00 MINUTES EAST 255.0 FEET; THENCE SOUTH 89 DEGREES 39 MINUTES EAST PARALLEL WITH THE NORTHERLY LINE OF EVANSTON HIGHWAY 101.00 FEET TO THE PLACE OF BEGINNING, BEING SITUATED IN COOK COUNTY, ILLINOIS.

PARCEL 3:

AN EASEMENT FOR INGRESS AND EGRESS RECORDED September 20, 1996 AS DOCUMENT 96723214 OVER AND UPON PART OF LOT 8 IN HIGHFIELD PLACE SUBDIVISION, BEING A SUBDIVISION IN THE SOUTHWEST QUARTER OF SECTION 7, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MARCH 17, 1980 AS DOCUMENT 25393343 AND AS AMENDED January 2, 1981 AS DOCUMENT 25723114, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 8; THENCE SOUTHERLY ALONG THE EASTERLY LINE OF SAID LOT, BEING ON A CURVE TO THE LEFT AND HAVING A RADIUS OF 533.0 FEET, AN ARC DISTANCE OF 57.37 FEET FOR THE POINT OF BEGINNING, (THE CHORD OF THE LAST DESCRIBED CURVE BEARING SOUTH 05 DEGREES 51 MINUTES 06 SECONDS WEST, 57.34 FEET); THENCE NORTH 88 DEGREES 00 MINUTES 00 SECONDS WEST 115.17 FEET TO THE WEST LINE OF SAID LOT 8; THENCE NORTH 02 DEGREES 00 MINUTES 00 SECONDS EAST ALONG SAID WEST LINE, 15.0 FEET; THENCE SOUTH 88 DEGREES 00 MINUTES 00 SECONDS EAST 115.58 FEET TO THE EAST LINE OF SAID LOT 8; THENCE SOUTHERLY ALONG SAID EAST LINE, BEING ON A CURVE TO THE LEFT AND HAVING A RADIUS OF 533.0 FEET, AN ARC DISTANCE OF 15.01 FEET TO THE POINT OF BEGINNING (THE CHORD OF THE LAST DESCRIBED CURVE BEARING SOUTH 03 DEGREES 34 MINUTES 30 SECONDS WEST 15.01

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FEET), IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

Permanent Index No.: 06-07-302-031-0000, 06-07-309-019-0000
06-07-309-026-0000