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Illinois Department
of Transportation

RECORDER'S USE



0624949060

Doc#: 0624949060 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 09/06/2006 10:57 AM Pg: 1 of 10

Warranty Deed

(Corporation)
(Non-Freeway)

396946 1 of 3

M&M Design Consultants Limited
Name

Route F.A.U. 3799/Plum Grove Road
Section 98-00072-00PV
County Cook
Project No. M-8003 (087)
Parcel No. 0003

This indenture, made this 21st day of August, 2006, by the M&M Design Consultants Limited a Corporation, organized and existing under and by virtue of the laws of the State of Illinois and duly authorized to do business under the Statutes of the State of Illinois, party of the first part, and the People of the State of Illinois, Department of Transportation, party of the second part;

Witnesseth, that the said party of the first part, in consideration of the sum of Five Thousand and 00/100 Dollars (\$ 5,000.00), in hand paid by the party of the second part, the receipt whereof is hereby acknowledged does hereby grant, convey and warrant unto the said party of the second part the following described real estate in Cook County, Illinois, to-wit:

See attached Exhibit "A" for legal description

Part of PIN 02-27-407-009-0000

Not Homestead Property

8-31-06 6.00
2301 South Plum Grove
6409 CC

The party of the first part, without limiting the interest above granted and conveyed, does hereby acknowledge that upon payment of the agreed consideration, all claims arising out of the above acquisition have been settled, including any diminution in value to any remaining property of the party of the first part caused by the opening, improving and using the above-described premises for highway purposes. This acknowledgment does not waive any claim for trespass or negligence against the party of the second part or its agents which may cause damage to the party of the first part's remaining property.

10+

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Job: R-90-016-03
 Route: F.A.U. 3799 (Plum Grove Road)
 County: Cook
 Parcel: 0003
 Owner: M & M Design Consultants Limited
 Station: 307+84.80 to 308+84.77
 Index No.: 02-27-407-009

LEGAL DESCRIPTION

That part of Lot 3 of Block 32 in Arthur T. McIntosh and Company's Palatine Estates Unit 3, being a subdivision in that part of the Northeast and Southeast Quarter of Section 27, and the Southeast Quarter of Section 26, all in Township 42 North, Range 10 East of the Third Principal Meridian, according to the plat thereof recorded March 24, 1927 as document No. 9591352 in Cook County, Illinois, described as follows:

Beginning at the northeast corner of said Lot 3, said northeast corner also being a point on the westerly right of way line of Plum Grove Road as dedicated by said document No. 9591352; thence southerly along said westerly right of way line, having an Illinois East Zone Grid bearing of South 00 degrees 03 minutes 28 seconds West, a distance of 99.95 feet (100.00 record) to a point on the south line of said Lot 3; thence North 89 degrees 43 minutes 24 seconds West 1.12 feet, along said south line; thence North 01 degree 20 minutes 00 seconds West 99.99 feet, to a point on the north line of said Lot 3; thence South 89 degrees 42 minutes 44 seconds East 3.54 feet, along said north line to the Point of Beginning.

Said parcel containing 0.005 acres, more or less.

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PLAT ACT AFFIDAVIT

STATE OF ILLINOIS)
)SS
COUNTY OF COOK)

Michael Melarkey,
being duly sworn on oath, states that he/she resides at
2301 S. Plum Grove Rd. Rolling Meadows, 60008,
and that the attached deed is not in violation of
765 ILCS 205/1, for the following reasons:

Recorder's Use Only

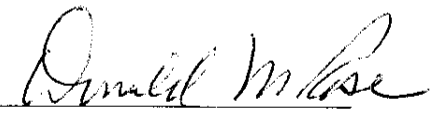
6. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.

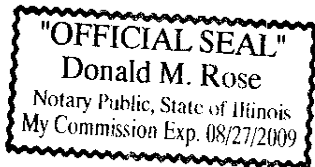
Affiant further states that he/she makes this affidavit for the purpose of inducing the Recorder of Cook County, Illinois, to accept the attached deed for recording.

M & M Design Consultants Limited

By 
Michael Melarkey - President

Subscribed and Sworn to before me
this 29 day of August, 2006.


Notary Public



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PTAX-203 Illinois Real Estate Transfer Declaration

Please read the instructions before completing this form. This form can be completed electronically at www.revenue.state.il.us/retd.

Step 1: Identify the property and sale information.

1 2301 South Plum Grove Road
Street address of property (or 311 address, if available)
Rolling Meadows Palatine
City or village Township

2 Write the total number of parcels to be transferred. one

3 Write the parcel identifying numbers and lot sizes or acreage.*

part of	Parcel identifying number	Lot size or acreage
a	<u>02-27-407-009-0000</u>	<u>233 square feet</u>
b		
c		
d		

Write additional parcel identifiers and lot sizes or acreage in Step 3.

4 Date of deed/trust document: 0 8 / 2 0 0 6
Month Year

5 Type of deed/trust document* (Mark with an "X"):
 Warranty deed
 Quit claim deed Executory deed Trustee deed
 Other (specify): _____

6 Yes No Will the property be the buyer's principal residence?*

7 Yes No Was the property advertised for sale or sold using a real estate agent?*

8 Identify the property's current and intended primary use.

	Current	Intended (Mark only one item per column with an "X")
a	<input type="checkbox"/>	<input type="checkbox"/> Vacant land/lot
b	<input type="checkbox"/>	<input type="checkbox"/> Residence (single-family, condominium, townhome, or duplex)
c	<input type="checkbox"/>	<input type="checkbox"/> Mobile home residence
d	<input type="checkbox"/>	<input type="checkbox"/> Apartment building (8 units or less) No. of units: _____
e	<input type="checkbox"/>	<input type="checkbox"/> Apartment building (over 8 units) No. of units: _____
f	<input checked="" type="checkbox"/>	<input type="checkbox"/> Office
g	<input type="checkbox"/>	<input type="checkbox"/> Retail establishment
h	<input type="checkbox"/>	<input type="checkbox"/> Commercial building (specify)*: _____
i	<input type="checkbox"/>	<input type="checkbox"/> Industrial building
j	<input type="checkbox"/>	<input type="checkbox"/> Farm
k	<input type="checkbox"/>	<input checked="" type="checkbox"/> Other (specify)*: <u>Public Highway</u>

Do not write in this area. This space is reserved for the County Recorder's Office use.

County: _____
 Gam: _____
 Doc. No.: _____
 Vol.: _____
 Page: _____
 Received by: _____

9 Identify any significant physical changes in the property since January 1 of the previous year and write the date of the change (Mark with an "X").
 Demolition/damage Additions Major repairs
 New construction Other (specify): _____
 Date of significant change*: _____ / _____ / _____
Month Year

10 Identify only the items that apply to this sale. (Mark with an "X")

a Fulfillment of installment contract — year contract initiated*: _____

b Sale between related individuals or corporate affiliates

c Transfer of less than 100 percent interest*

d Court-ordered sale*

e Sale in lieu of foreclosure

f Condemnation

g Auction sale

h Seller/buyer is a relocation company.

i Seller/buyer is a financial institution* or government agency

j Buyer is a real estate investment trust

k Buyer is a pension fund

l Buyer is an adjacent property owner

m Buyer is exercising an option to purchase*

n Trade of property (simultaneous)*

o Sale-leaseback

p Other (specify)*: acquisition for public highway by Illinois Department of Transportation

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 17 to the next highest whole dollar. If the amount on Line 11 is over \$1 million and the property's current use on Line 8 above is marked "a," "c," "g," "h," "i," or "k," complete Form PTAX-203-A, Illinois Real Estate Transfer Declaration Supplemental Form A.

11	Full actual consideration*	11	\$	<u>9,700.00</u>
12a	Amount of personal property included in the purchase*	12a	\$	<u>0</u>
12b	Was the value of a mobile home included on Lines 11 and 12a?	12b		<input type="checkbox"/> Yes <input type="checkbox"/> No
13	Subtract Line 12a from Line 11. This is the net consideration for real property.	13	\$	<u>9,700.00</u>
14	Amount for other real property transferred to the seller (in a simultaneous exchange) as part of the full actual consideration on Line 11*	14	\$	<u>0</u>
15	Outstanding mortgage amount to which the transferred real property remains subject*	15	\$	_____
16	If this transfer is exempt, use an "X" to identify the provision.*	16		<input checked="" type="checkbox"/> a <input type="checkbox"/> b <input type="checkbox"/> c <input type="checkbox"/> d <input type="checkbox"/> e <input type="checkbox"/> f <input type="checkbox"/> g <input type="checkbox"/> h <input type="checkbox"/> i <input type="checkbox"/> j <input type="checkbox"/> k
17	Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.	17	\$	<u>0</u>
18	Divide Line 17 by 300. Round the result to the next highest whole number (e.g., \$1,002 rounds to 3).	18		_____
19	Illinois tax stamps — multiply Line 18 by 0.50.	19	\$	_____
20	County tax stamps — multiply Line 18 by 0.25.	20	\$	_____
21	Add Lines 19 and 20. This is the total amount of transfer tax due.	21	\$	<u>0</u>

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Step 3: Write the legal description from the deed, plat, map (minimum 10-point font required), or attach the legal description from the deed. If you prefer, submit an 8 1/2" x 11" copy of the extended legal description with this form. You may also use the space below to write additional parcel identifiers and lots sizes or acreage from Step 1, Line 3.

Please see attached Exhibit "A" for legal description.

Step 4: Complete the requested information.

The buyer and seller (or their agents) hereby verify that to the best of their knowledge and belief, the full actual consideration and facts stated in this declaration are true and correct. If the transaction involves any real estate located in Cook County, the buyer and seller (or their agents) hereby verify that to the best of their knowledge, the name of the buyer shown on the deed or assignment of interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold in 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 and hold interests in real estate under the laws of the State of Illinois. Any person who willfully falsifies or omits any information required in this declaration shall be guilty of a Class B misdemeanor for the first offense and a Class A misdemeanor for subsequent offenses. Any person who knowingly submits a false statement concerning the identity of a grantor shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

Seller Information (Please print)

M & M Design Consultants Limited
 Seller's or trustee's name
2301 South Plum Grove Road Rolling Meadows Illinois 6000
 Street address (after sale) City State ZIP
(847) 303-6606
 Seller's or agent's signature City State ZIP
 Seller's daytime phone

Buyer Information (Please print)

People State of Illinois, Department of Transportation
 Buyer's or trustee's name
 Street address (after sale) City State ZIP
Donald M. Rose, Attorney (847) 318-9500
 Buyer's or agent's signature City State ZIP
 Buyer's daytime phone

Mail tax bill to:
M&M Design Consultants Limited 2301 S. Plum Gove Road Rolling Meadows Illinois 600
 Name of company Street address City State ZIP

Preparer Information (Please print)

Donald M. Rose, Attorney - STORINO, RAMELLO & DURKIN
 Preparer's and company's name
9501 West Devon Avenue Rosemont Illinois 6001
 Street address City State ZIP
(847) 318-9500
 Preparer's signature City State ZIP
 Preparer's daytime phone

Identify any required documents submitted with this form. (Mark with an X.)
 Extended legal description Form PTAX-203
 Itemized list of personal property

To be completed by the Chief County Assessment Officer

1	County	Township	Class	Cook-Minor	Code 1	Code 2
2	Board of Review's final assessed value for the assessment year prior to the year of sale.					
	Land					
	Buildings					
	Total					

- 3 Year prior to sale _____
- 4 Does the sale involve a mobile home assessed as real estate? Yes No
- 5 Comments _____

To be completed by the Illinois Department of Revenue
 Full consideration _____
 Acquired consideration _____

Tab number _____

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Job: R-90-016-03
 Route: F.A.U. 3799 (Plum Grove Road)
 County: Cook
 Parcel: 0003
 Owner: M & M Design Consultants Limited
 Station: 307+84.80 to 308+84.77
 Index No.: 02-27-407-009

LEGAL DESCRIPTION

That part of Lot 3 of Block 32 in Arthur T. McIntosh and Company's Palatine Estates Unit 3, being a subdivision in that part of the Northeast and Southeast Quarter of Section 27, and the Southeast Quarter of Section 26, all in Township 42 North, Range 10 East of the Third Principal Meridian, according to the plat thereof recorded March 24, 1927 as document No. 9591352 in Cook County, Illinois, described as follows:

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COOK COUNTY



REVENUE STAMPS

REAL ESTATE TRANSFER DECLARATION

The following is required by the Cook County Real Property Tax Ordinance effective September 1, 1993. Any transferor or transferee who fails to file with the Recorder a real property transfer declaration as required by Section 7 of this ordinance, or a supplemental transfer declaration as required by Section 10 of this ordinance or willfully falsifies the value of transferred real estate, shall be subject to a penalty equal to the amount of the applicable tax; and shall be fined an amount not to exceed \$1000.00 or imprisoned for a period not to exceed six months, or both.

Except as to Exempt Transactions, the Recorder is prohibited by law from accepting any deed, assignment or other instrument of transfer for recordation unless it is accompanied by a declaration containing all of the information requested therein.

Date
Doc. No.
For Recorder's Use Only

PROPERTY IDENTIFICATION:

Address of Property 2301 South Plum Grove Road Rolling Meadows 60008
 Street or Rural Route City Zip Code

Part of Permanent Real Estate Index No. 02-27-407-009-0000 Township Palatine
 Date of Deed August 19, 2006 Type of Deed Warranty

TYPE OF PROPERTY:

- Single Family
- Commercial
- Condo, co-op
- Industrial
- 4 or more units (residential)
- Vacant Land
- Mixed use (commer. & resid.)
- Other (attach description)

INTEREST TRANSFERRED:

- Fee title
- Beneficial Interest in a land trust
- Lessee interest in a ground lease
- Controlling interest in real estate entity (ord. Sec. 2)
- Other (attach description)

LEGAL DESCRIPTION:

Sec. 26 & 27 Twp. 42 North Range 10 East
 (Use additional sheet, if necessary)

Please see attached Exhibit "A" for legal description.

COMPUTATION OF TAX:

Full actual consideration	\$ 9,700.00
Less amount of personal property included in purchase	\$ 0
Net consideration for real estate	\$ 9,700.00
Less amount of mortgage to which property remains subject	\$
Exempt B	0
Net taxable consideration	\$ 0
Amount of tax stamps (\$.25 per \$500 or part thereof)	\$ 0

ATTESTATION OF PARTIES: We hereby declare the full actual consideration and above facts contained in this declaration to be true and correct.

M & M Design Consultants Limited 2301 South Plum Grove Road Rolling Meadows 60008
 Name and Address of Seller (Please Print) Street or Rural Route City Zip Code

Signature: [Signature]
 Seller or Agent

People State of Illinois
 Department of Transportation 201 West Center Court Schaumburg 60196-1096
 Name and Address of Buyer (Please Print) Street or Rural Route City Zip Code

Signature: [Signature]
 Buyer or Agent Donald M. Rose Attorney

Use space below for tax mailing address, if different from above.

Name

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EXEMPT TRANSFERS

Subject to the requirement contained in subsection 7(c) of this ordinance, the following transfers are exempt from the tax imposed by this ordinance:

- A. Transfers of real property made prior to May 21, 1979 where the deed was recorded after that date or assignments of beneficial interest in real property dated prior to August 1, 1985, where the assignment was delivered on or after August 1, 1985;
- B. Transfers involving real property acquired by or from any governmental body or acquired by any corporation, society, association, foundation or institution organized and operated exclusively for charitable, religious or educational purposes or acquired by any international organization not subject to local taxes under applicable law;
- C. Transfers in which the deed, assignment or other instrument of transfer secures debt or other obligations;
- D. Transfers in which the deed, assignment or other instrument of transfer, without additional consideration, confirms, corrects, modifies, or supplements a deed, assignment or other instrument of transfer previously recorded or delivered;
- E. Transfers in which the transfer price is less than \$100.00;
- F. Transfers in which the deed is a tax deed;
- G. Transfers in which the deed, assignment or other instrument of transfer releases property which secures debt or other obligations;
- H. Transfers in which the deed is a deed of partition; provided, however, that if a party receives a share greater than its undivided interest in the real property, then such party shall be liable for tax computed upon any consideration paid for the excess;
- I. Transfers between a subsidiary corporation and its parent or between subsidiary corporations of a common parent either pursuant to a plan of merger or consolidation or pursuant to an agreement providing for the sale of substantially all of the seller's assets;
- J. Transfers from a subsidiary corporation to its parent for no consideration other than the cancellation or surrender of the subsidiary's stock and transfers from a parent corporation to its subsidiary for no consideration other than the issuance or delivery to the parent of the subsidiary's stock;
- K. Transfers made pursuant to a confirmed plan of reorganization as provided under section 1146 (c) of Chapter 11 of the U.S. Bankruptcy Code of 1978, as amended;
- L. Deeds representing transfers subject to the imposition of a documentary stamp tax imposed by the government of the United States, except that such deeds shall not be exempt from filing the declaration; and
- M. Transfers in which the deed or other instrument of transfer is issued to the mortgagee or secured creditor pursuant to a mortgage or security interest foreclosure proceeding or sale or pursuant to a transfer in lieu of foreclosure.

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