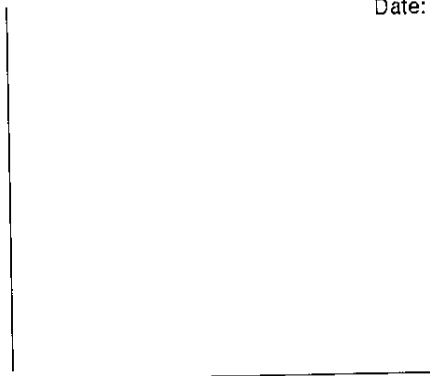




Doc#: 0701949065 Fee: \$32.00
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 01/19/2007 10:13 AM Pg: 1 of 5

QUITCLAIM DEED
PREPARED BY AND RETURN TO:

Charles Curtis
Stieper & Curtis, LLC
2300 Barrington Road, Suite 400
Hoffman Estates, IL 60169



For recorder's use only

QUITCLAIM DEED

THIS QUITCLAIM DEED, made and executed this 9th day of January, 2007, by Deborah A. Collins, Trustee, Deborah A. Collins Declaration of Trust dated November 13, 2006, whose mailing address is 4N350 Briar Lane, Bensenville, Illinois, 60106 ("Grantor") to DAC Realty, LLC, 2201, 2151, 2171 Higgins Road, an Illinois limited liability company, whose mailing address is 4N350 Briar Lane, Bensenville, Illinois, 60106 ("Grantee").

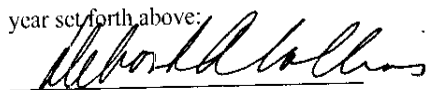
WITNESSETH:

THAT Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration, the receipt and adequacy of which is hereby acknowledged, does hereby remise, release and quitclaim unto Grantee forever, all the right, title, interest, claim and demand which the Grantor has in and to certain real property located in Cook County, Illinois, and more particularly described as follows:

- Legal Description: See Exhibit A attached hereto and made part hereof
- Common Address: 2151, 2171 Higgins Road, Elk Grove, Illinois 60007
- P.I.N: 08-26-103-015-0000; 08-26-103-016-0000

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging to or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of Grantor, either in law or equity. Grantor hereby expressly waives and releases any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemptions of homesteads from sale on execution or otherwise.

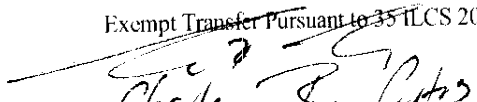
IN WITNESS WHEREOF, Grantor has executed this Quitclaim Deed as of the day and year set forth above:


Deborah Collins, Trustee
Deborah Collins Declaration of Trust dated November 13, 2006

Grantee address, and mail subsequent tax bills to:

Deborah Collins, Member
DAC Realty, LLC, 2201, 2151, 2171 Higgins Road
4N350 N Briar Lane
Bensenville, IL 60106

Exempt Transfer Pursuant to 35 ILCS 200/31-45(c)


Charles F. Curtis
Attorney in Fact

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Exhibit A

Legal Description:

THAT PART LYING NORTH OF THE CENTER OF CREEK OF LOT 1 IN THE SUBDIVISION OF THE ESTATE OF HENRY LANDMEIER, BEING PART OF SECTIONS 26 AND 35, TOWNSHIP 41 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, SAID PART OF LOT 1, BEING MORE PARTICULARLY DESCRIBED AS BEGINNING AT A POINT IN THE WEST LINE THEREOF WHICH IS 158.65 FEET NORTH OF THE SOUTHWEST CORNER OF SAID LOT 1; THENCE NORTH 1423.54 FEET ALONG THE WEST LINE OF SAID LOT 1 TO THE NORTHWEST CORNER THEREOF, AND THE CENTER OF HIGGINS ROAD; THENCE SOUTH 40 DEGREES, 46 MINUTES, 30 SECONDS EAST ALONG THE NORTHEASTERLY LINE OF SAID LOT 1 AND THE CENTER OF HIGGINS ROAD, 1064.68 FEET TO THE CENTER LINE OF CREEK; THENCE ALONG THE CENTER LINE OF CREEK SOUTH 48 DEGREES 08 MINUTES WEST, 249.71 FEET; THENCE SOUTH 69 DEGREES 10 MINUTES WEST, 188 FEET; THENCE SOUTH 49 DEGREES 21 MINUTES WEST, 394.44 FEET; THENCE SOUTH 15 DEGREES, 10 MINUTES, 50 SECONDS WEST, 131.40 FEET ALONG THE CENTER LINE OF SAID CREEK TO THE PLACE OF BEGINNING,

(EXCEPTING FROM SAID PART OF LOT 1 THE SOUTHWESTERLY 17 FEET OF THE NORTHEASTERLY 50 FEET THEREOF FOR HIGGINS ROAD);

AND

(EXCEPTING FROM SAID PART OF LOT 1 THE SOUTHWESTERLY 10 FEET OF THE NORTHEASTERLY 60 FEET THEREOF, BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE NORTHEASTERLY LINE OF SAID LOT 1 AND THE CENTER LINE OF CREEK; THENCE SOUTHWESTERLY ALONG SAID CENTER LINE OF CREEK, A DISTANCE 50 FEET FOR A POINT OF BEGINNING; THENCE NORTHWESTERLY AND PARALLEL TO THE NORTHEASTERLY LINE OF SAID LOT 1, A DISTANCE OF 35 FEET TO A POINT; THENCE SOUTHWEST AND AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 10 FEET TO A POINT; THENCE SOUTHEAST AND PARALLEL TO THE NORTHEASTERLY LINE OF SAID LOT 1, A DISTANCE OF 35 FEET TO THE CENTER LINE OF CREEK; THENCE NORTHEAST 10 FEET (AS MEASURED ALONG SAID CENTER LINE) TO THE PLACE OF BEGINNING), IN COOK COUNTY, ILLINOIS.

ALSO

EXCEPTING THAT PART OF LOT 1 DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF LOT 1 BEING IN THE CENTER LINE OF HIGGINS ROAD; THENCE SOUTH 00 DEGREES 34 MINUTES 11 SECONDS WEST ALONG THE WEST LINE THEREOF 76.49 FEET TO A LINE 50 FEET SOUTHWESTERLY OF AND PARALLEL WITH THE CENTER LINE OF HIGGINS ROAD; THENCE SOUTH 40 DEGREES 15 MINUTES 10 SECONDS EAST ALONG SAID PARALLEL LINE 601.76 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING SOUTH 40 DEGREES 15 MINUTES 10 SECONDS EAST 370.89 FEET; THENCE SOUTH 49 DEGREES 44 MINUTES 50 SECONDS WEST 10 FEET; THENCE SOUTH 40 DEGREES 15 MINUTES 10 SECONDS EAST 35.29 FEET TO THE CENTER LINE OF CREEK; THENCE SOUTH 48 DEGREES 39 MINUTES 20 SECONDS WEST ALONG THE CENTER LINE OF CREEK 189.70 FEET; THENCE SOUTH 69 DEGREES 41 MINUTES 20 SECONDS WEST 15.76 FEET; THENCE NORTH 40 DEGREES 15 MINUTES 11 SECONDS WEST 404.42 FEET TO A LINE DRAWN PERPENDICULAR TO THE CENTER LINE OF HIGGINS ROAD THROUGH THE POINT OF BEGINNING; THENCE NORTH 49 DEGREES 44 MINUTES 50 SECONDS EAST 214.49 FEET TO THE POINT OF BEGINNING

CONTINUED ON NEXT PAGE

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EXHIBIT A

Legal Description:

ALSO

(EXCEPTING THAT PART OF LOT 1 DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF LOT 1 BEING IN THE CENTER LINE OF HIGGINS ROAD; THENCE SOUTH 00 DEGREES 34 MINUTES 11 SECONDS WEST ALONG THE WEST LINE THEREOF 76.49 FEET TO A LINE 50 FEET SOUTHWESTERLY OF AND PARALLEL WITH THE CENTER LINE OF HIGGINS ROAD; THENCE SOUTH 40 DEGREES 15 MINUTES 10 SECONDS EAST ALONG SAID PARALLEL LINE 601.76 FEET; THENCE SOUTH 49 DEGREES 44 MINUTES 50 SECONDS WEST AT RIGHT ANGLES THERETO 214.48 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 40 DEGREES 15 MINUTES 10 SECONDS EAST 404.42 FEET TO THE CENTER OF CREEK; THENCE SOUTH 69 DEGREES 41 MINUTES 20 SECONDS WEST 172.24 FEET; THENCE SOUTH 49 DEGREES 52 MINUTES 20 SECONDS WEST 394.44 FEET; THENCE SOUTH 16 DEGREES 24 MINUTES 41 SECONDS WEST ALONG THE CENTER LINE OF SAID CREEK 119.96 FEET TO A POINT IN THE WEST LINE OF SAID LOT 1 WHICH IS 159.65 FEET NORTH OF THE SOUTHWEST CORNER OF SAID LOT 1; THENCE NORTH 00 DEGREES 34 MINUTES 11 SECONDS EAST ALONG SAID WEST LINE 121.77 FEET TO A POINT WHICH IS 897.95 FEET SOUTH OF THE NORTHWEST CORNER THEREOF; THENCE SOUTH 89 DEGREES 25 MINUTES 49 SECONDS EAST AT RIGHT ANGLES THERETO 215.40 FEET; THENCE NORTH 00 DEGREES 34 MINUTES 11 SECONDS EAST 205.47 FEET TO A POINT OF CURVE; THENCE NORTHWESTERLY AND HAVING A RADIUS OF 15.00 FEET FOR A DISTANCE OF 12.87 FEET TO A POINT OF TANGENCY; THENCE NORTH 49 DEGREES 44 MINUTES 50 SECONDS EAST 13.86 FEET TO THE POINT OF BEGINNING).

FIN 08-26-103-015-0000
08-26-103-016-0000

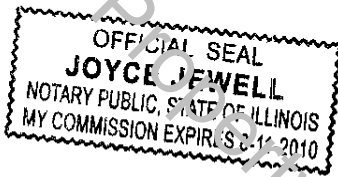
Office of Cook County Clerk's Office

UNOFFICIAL COPY

STATE OF Illinois
COUNTY OF Cook) SS.:

I, the undersigned, a Notary Public in and for the above County and State, do hereby certify that Deborah A. Collins, 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 before me that she signed and delivered the said instrument as her free and voluntary act for the uses and purposes therein set forth.

Joyce Jewell
(Signature of Notary Public)
Print name: Joyce Jewell
My commission expires: 8-11-2010



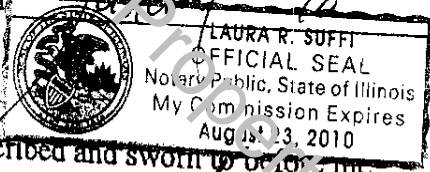
Notary Public of Cook County Clerk's Office

UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE

The Grantor or his agent affirms that, to the best of his knowledge, the name of the Grantee shown on the Deed of Assignment of Beneficial Interest in 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 Jan 10, 2007

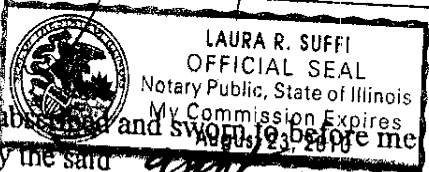


Signature: [Signature]
Grantor or Agent
Attorney in Fact

Subscribed and sworn to before me
By the said agent
This 10 day of January, 2007.
Notary Public Laura R. Suffi

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 title to real estate under the laws of the State of Illinois.

Date Jan 10, 2007



Signature: [Signature]
Grantee or Agent
Attorney in Fact

Subscribed and sworn to before me
By the said agent
This 10 day of January, 2007.
Notary Public Laura R. Suffi

Note: Any person who knowingly submits a false statement concerning the identity of Grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

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