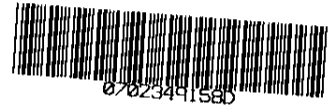


UNOFFICIAL COPY



SPECIAL WARRANTY DEED

Doc#: 0702349158 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 01/23/2007 03:15 PM Pg: 1 of 3

AFTER RECORDING, MAIL TO:

FRED FRANKEL
1620 GROSS POINT ROAD
SKOKIE, IL 60077

11/8

6709148

FREEDOM TITLE CORP.

THIS SPECIAL WARRANTY DEED, made this 18 the day of January, 2007, between Rochelle Property, L.L.C., an Illinois limited liability company, and duly authorized to transact business in the State of Illinois ("Grantor"), and Landmark Custom Builders, LLC, an Illinois limited liability company, having its principal office at the following address: 9620 GROSS POINT ROAD, SKOKIE, IL 60077, in the County of Cook, State of Illinois ("Grantee"),

WITNESSETH, that Grantor, for and in consideration of the sum of Ten and no/100 Dollars (\$10.00) and other good and valuable consideration in hand paid by Grantee, the receipt whereof is hereby acknowledged, and pursuant to authority given by the limited liability company, by these presents does REMISE, RELEASE, ALIEN, GRANT AND CONVEY unto Grantee, and to its successors and assigns, FOREVER, all the following described Real Estate situated in the County of Cook, the State of Illinois, known and described as follows, to wit: See Legal Description attached as Exhibit A hereto.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of Grantor, either in law or equity, of, in and to the above-described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto Grantee, its successors and assigns forever.

And Grantor, for itself, and its successors, does covenant, promise and agree, to and with Grantee, its successors and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that it WILL WARRANT AND FOREVER DEFEND the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, subject to the matters set forth on Exhibit B attached hereto.

Permanent Real Estate Index Number(s): 10-14-127-021-0000

Property Address: 9320 Ridgeway, Illinois

In Witness Whereof, said Grantor has caused its name to be signed to these presents by the Managing General Partner of its Administrative Member, the day and year first above written.

VILLAGE OF SKOKIE, ILLINOIS
Economic Development Tax
Skokie Code Chapter 98
Paid: \$1788
Skokie Office 01/18/07

Rochelle Property, L.L.C.,
An Illinois limited liability company

By:
Shael Bellows
Manager

NAME & ADDRESS OF PREPARER:

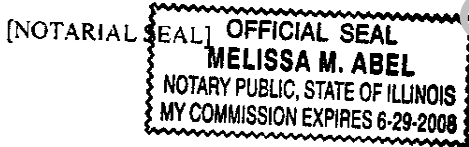
William J. Ralph, Esq.
c/o Burton & Ralph LLP
180 North LaSalle Street, Suite 1820
Chicago, IL 60601

STATE OF ILLINOIS }
 } ss.
COUNTY OF COOK }

I, MELISSA M. ABEL, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Shael Bellows personally known to me to be the Manager of Rochelle Property, L.L.C., an Illinois limited liability company, and 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 severally acknowledged that as such Manager, he signed and delivered the said instrument, pursuant to authority given to such Manager by said limited liability company, as his free and voluntary act, and 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 9th day of January, 2007.

Melissa M. Abel
Notary Public



My Commission Expires: 6-29-08

STATE OF ILLINOIS

STATE TAX

JAN. 24. 07

REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE

0000002827

REAL ESTATE TRANSFER TAX
00596.00
FP 103043

COOK COUNTY REAL ESTATE TRANSACTION TAX

COUNTY TAX

JAN. 23. 07

REVENUE STAMP

0000002765

REAL ESTATE TRANSFER TAX
00298.00
FP 103046

UNOFFICIAL COPY

LEGAL DESCRIPTION

LOT 21 (EXCEPT THE NORTH 41 FEET THEREOF) AND THE NORTH 44 FEET OF LOT 22 IN PARKSIDE MANOR, BEING A SUBDIVISION OF THE NORTHWEST 1/4 (EXCEPT PART OF THE SOUTH 12 FEET THEREOF) OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 14, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MAY 31, 1946 AS DOCUMENT NO. 13809137, IN COOK COUNTY, ILLINOIS

Permanent Index Number: **10-14-127-021**

Commonly Known as: **9320 Ridgeway, Skokie, Illinois 60076**

Property of Cook County Clerk's Office