

# UNOFFICIAL COPY

## TRUSTEE'S DEED

This indenture made this 21<sup>st</sup> day of **September, 2007** between **CHICAGO TITLE LAND TRUST COMPANY**, a corporation of Illinois, successor trustee to LaSalle Bank National Association as trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said company in pursuance of a trust agreement dated the 3<sup>rd</sup> day of **January, 1984** and known as Trust Number **199** party of the first part, and **NEW VENTURE PROPERTIES, LLC**, whose address is **9100 W. Plainfield Rd., Brookfield, IL 60513**, party of the second part.



Doc#: 0727009003 Fee: \$28.50  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 09/27/2007 09:09 AM Pg: 1 of 3

Reserved for Recorder's Office

**WITNESSETH**, That said party of the first part, in consideration of the sum of **TEN and no/100 DOLLARS (\$10.00) AND OTHER GOOD AND VALUABLE** considerations in hand paid, does hereby **CONVEY AND QUITCLAIM** unto said party of the second part, the following described real estate, situated in **COOK County, Illinois**, to wit:

**LOT 6 (EXCEPT THE EAST 460 FEET AND EXCEPT THE WEST 30 FEET THEREOF) OF THE COUNTY CLERK'S DIVISION OF SEC. 19 - TOWNSHIP 37, NORTH RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, EXCEPTING FROM ALL OF THE ABOVE DESCRIBED PREMISES THE TWO 90 FOOT RESERVE STRIPS, ONE ON EACH SIDE OF THE ILLINOIS & MICHIGAN CANAL AND ALSO EXCEPTING ANY PORTION OF SAID PREMISES EMBRACED IN THE ORIGINAL BED OF THE DES PLAINES RIVER BEFORE DIVERSION OF THE CHANNEL AND FURTHER EXCEPTING ANY AND ALL RAILROAD LANDS, ALL IN COOK COUNTY, ILLINOIS, TOGETHER WITH ALL BUILDINGS, IMPROVEMENTS, EASEMENTS APPURTENANCES, AND HEREDITAMENTS THEREUNTO BELONGING.**

**ALL RIGHTS, REVERSIONARY OR OTHERWISE, OF THE GRANTOR HEREIN IN AND TO THE RIGHT-OF-WAY OF THE ILLINOIS AND MICHIGAN CANAL, AND TWO 90 FOOT RESERVE STRIPS, ONE ON EACH SIDE OF SAID CANAL, THE ORIGINAL BED OF THE DES PLAINES RIVER BEFORE DIVERSION OF THE CHANNEL, AND ANY AND ALL RAILROAD LANDS, INSOFAR AS SAID RIGHT OF WAY SAID RESERVE STRIPS, SAID ORIGINAL BED OF THE DES PLAINES RIVER BEFORE DIVERSION OF THE CHANNEL AND SAID RAILROAD LANDS ABOUT THE PREMISES DESCRIBED IN WARRANTY DEED FROM THE GRANTOR TO GRANTEE OF EVEN DATE HERewith LOCATED IN LEMONT, COOK COUNTY, ILLINOIS.**

**AND BEING THE SAME PROPERTY CONVEYED TO CONSTANCE MALMQUIST, A SPINSTER, FROM LAGRANGE BANK & TRUST AS TRUSTEE UNDER A TRUST AGREEMENT DATED THE 27<sup>TH</sup> DAY OF DECEMBER 1977, AND KNOWN AS TRUST NUMBER 4647, BY DEED DATED JANUARY 4, 1984 AND RECORDED JANUARY 18, 1984 IN INSTRUMENT NO. 26933841. AND FURTHER CONVEYED TO EDGEWOOD BANK, AN ILLINOIS BANKING CORPORATION, AS TRUSTEE UNDER A TRUST AGREEMENT DATED THE 3<sup>RD</sup> DAY OF JANUARY, 1984, KNOWN AS TRUST NUMBER 199 FROM CONSTANCE O. MALMQUIST, A SPINSTER, QUIT CLAIM DEED IN TRUST DATED JANUARY 4, 1984 AND RECORDED JANUARY 18, 1984 IN STRUMENT NO. 26933842.**

Property Address: **16135 NEW AVENUE, LEMONT, IL 60439**

Permanent Index No. **22-19-400-016-0000**

together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same unto said party of the second part, and to the proper use, benefit and behoof forever of said party of the second part.

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This deed is executed pursuant to and in the exercise of the power and authority granted to and vested in said trustee by the terms of said deed or deeds in trust delivered to said trustee in pursuance of the trust agreement above mentioned. This deed is made subject to the lien of every trust deed or mortgage (if any there be) of record in said county given to secure the payment of money, and remaining unreleased at the date of the delivery hereof.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Trust Officer, the day and year first above written.



**CHICAGO TITLE LAND TRUST COMPANY,**  
as Trustee as Aforesaid

By: \_\_\_\_\_  
Eva Higi, Trust Officer

State of Illinois )

County of DuPage )

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that the above named Trust Officer of **CHICAGO TITLE LAND TRUST COMPANY**, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Trust Officer appeared before me this day in person and acknowledged that she signed and delivered the said instrument as her own free and voluntary act and as the free and voluntary act of the Company; and the said Trust Officer then and there caused the corporate seal of said Company to be affixed to said instrument as her own free and voluntary act and as the free and voluntary act of the Company.

Given under my hand and Notarial Seal this 24<sup>th</sup> day of September, 2007.



\_\_\_\_\_  
NOTARY PUBLIC

**"EXEMPT UNDER PROVISIONS OF PARAGRAPH E, SECTION 4 REAL ESTATE TRANSFER ACT.**

PROPERTY ADDRESS:  
16135 New Avenue  
Lemont, IL 60439

By: \_\_\_\_\_ Date: 9/25/07

This instrument was prepared by:  
**CHICAGO TITLE LAND TRUST COMPANY**  
1725 S. Naperville Rd., Suite 203  
Wheaton, IL 60187

AFTER RECORDING, PLEASE MAIL TO:

NAME DAN Chopp, NEW VENTURE  
ADDRESS 9100 W. PLAINFIELD ROAD OR BOX NO. \_\_\_\_\_  
CITY, STATE BROOKFIELD IL 60513

SEND TAX BILLS TO: NEW VENTURE PROPERTIES  
9100 WEST PLAINFIELD ROAD, BROOKFIELD IL 60513

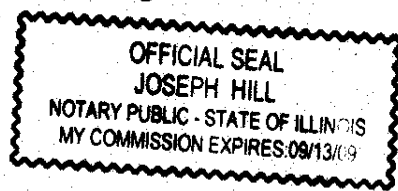
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## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed 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 and hold title to real estate under the laws of the State of Illinois.

Date 9/25, 20 07 Signature: Jack W. Polivka  
Grantor or Agent

Subscribed and sworn to before me by the said Jack W. Polivka this 25<sup>th</sup> day of Sept, 20 07



Notary Public [Signature]

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

Date 9/25, 20 07 Signature: [Signature]  
Grantee or Agent

Subscribed and sworn to before me by the said Daniel Chopp this 25<sup>th</sup> day of September, 20 07



Notary Public [Signature]

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

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