

UNOFFICIAL COPY

Prepared by:  
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Levick, Timm & Garfinkel, LLC  
770 Lake Cook Road, Suite 150  
Deerfield, IL 60015  
  
After Recording Return to:  
  
LandAmerica National  
Commercial Services  
10 S. LaSalle Street, Suite 2500  
Chicago, IL, 60603



Doc#: 0729618080 Fee: \$28.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 10/23/2007 12:37 PM Pg: 1 of 3

110236573

SPECIAL WARRANTY DEED

For the consideration of Ten Dollars (\$10.00), and other valuable considerations, GCC ORLAND PARK ONE, LLC, an Illinois limited liability company, whose address is 4939 W. Hubbard, Chicago, Illinois 60639 ("Grantor"), hereby conveys to TRADE MART ASSOCIATES, LTD, A LIMITED PARTNERSHIP, a North Carolina limited partnership whose address is 800 Brickell Avenue, Suite 1111, Miami, FL 33131 ("Grantee"), the following described real property situated in Cook County, Illinois, together with all rights and privileges appurtenant thereto:

See legal description set forth in Exhibit A attached and incorporated by this reference (the "Property");

together with all improvements, buildings, structures and fixtures located thereon; all easements, if any, benefiting the Property; all rights, benefits, privileges and appurtenances pertaining to the Property, including any right, title and interest of Grantor in and to any property lying in or under the bed of any street, alley, road or right-of-way, open or proposed, abutting or adjacent to the Property, the strips, gaps or gores, if any, between the Property; and abutting property; all water, water rights, oil, gas or other mineral interests in, on, under or above the Property; and all rights and interests to receive any condemnation awards from any condemnation proceeding pertaining to the Property, sewer rights, water courses, wells, ditches and flumes located on or appurtenant to the Property.

SUBJECT TO the liens of taxes and assessments not yet due and payable, easements and restrictions of public record, easements visible upon the Property.

Grantor warrants the title to the Property against all acts of the Grantor herein and no other.

[signature page to follow]

COOK COUNTY  
REAL ESTATE TRANSACTION TAX  
OCT. 23. 07  
REVENUE STAMP

REAL ESTATE TRANSFER TAX  
0281950  
FP 103042

STATE OF ILLINOIS  
OCT. 23. 07  
REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

REAL ESTATE TRANSFER TAX  
0563900  
FP 103037



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## EXHIBIT A

### Legal Description

LOT 15 IN GCC ORLAND PARK ONE, LLC, RESUBDIVISION OF LOTS 1 AND 2 IN LEJACK'S SUBDIVISION IN THE NORTH 30 ACRES OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 19, TOWNSHIP 36 NORTH RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THEREFROM THAT PART WHICH MAY FALL IN THE SOUTH 10 ACRES OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE AFORESAID SECTION 19 (EXCEPT THE WEST 352.36 FEET THEREOF), (EXCEPT THE EAST 375.00 FEET OF THE SOUTH 300 FEET THEREOF), (EXCEPT THAT PART FALLING IN 159TH STREET AS GRANTED AS TRACT 6, SOUTH R.O.W. LINE OF 159TH STREET PER DOCUMENT NO. 10909320) AND (EXCEPT LOTS 1, 2 AND 3 AND OUTLOT "A" IN WOLF CORNER BEING A SUBDIVISION OF PART OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE AFORESAID SECTION 19), ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 8, 2007 AS DOCUMENT NUMBER 0700815162, ALL IN COOK COUNTY, ILLINOIS.

11349 W. 159<sup>th</sup> ST ORLAND PARK

27-19-201-017

27-19-201-016