



Doc#: 0823941029 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 08/26/2008 10:32 AM Pg: 1 of 4

8452098J
280426920000
After recording return to

Stuart H. (Bob) [unclear]
3545 N. Arlington Hts Rd.
Arlington Heights, IL 60004

Mail tax bills to:

Robert West
2123 Claridge Lane
Northbrook, IL 60062

WARRANTY DEED

THE GRANTOR, **JIMMIE R. ALFORD and MAREE G. BULLOCK, husband and wife**, of 340 E. Randolph, #4404, Chicago, Illinois, for and in consideration of Ten and 00/100 Dollars (\$10.00), and other good and valuable consideration in hand paid, **CONVEYS and WARRANTS to Robert West Declaration of Trust dated 9/11/96**, of 2123 Claridge Lane, Northbrook, Illinois, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to-wit:

SEE EXHIBIT A MARKED AS LEGAL DESCRIPTION

Subject to: general real estate taxes not due and payable at the time of closing; covenants, conditions, and restrictions of record; building lines and easements, if any, so long as they do not interfere with current use and enjoyment of the real estate

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Numbers 04-14-301-071-0000
Address of Real Estate 2123 Claridge Lane, Northbrook, Illinois 60062

Dated this 19 day of August, 2008.

Jimmie R. Alford by
Cindy S. Mangiaforte
Jimmie R. Alford, by Cindy S. Mangiaforte,
under Power of Attorney

Maree G. Bullock, by
Cindy S. Mangiaforte
Maree G. Bullock, by Cindy S. Mangiaforte,
under Power of Attorney

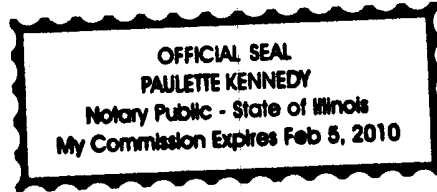
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STATE OF ILLINOIS)
)ss
COUNTY OF Cook)

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Cindy S. Mangiaforte under Power of Attorney for Jimmie R. Alford and Maree G. Bullock, 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 that she signed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

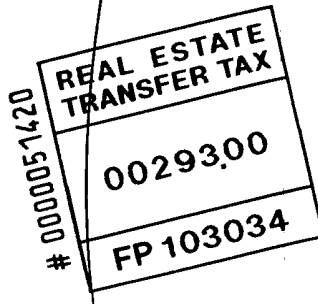
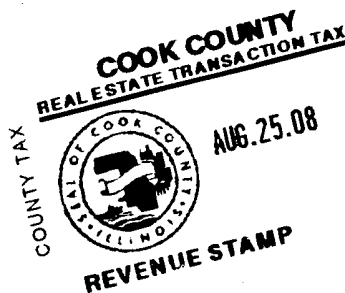
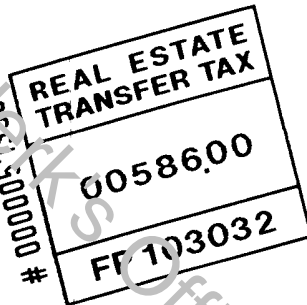
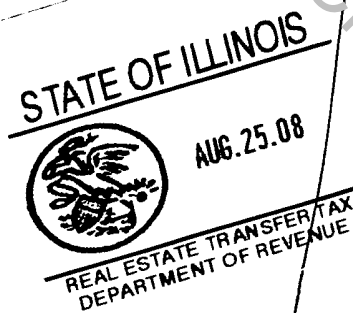
Given under my hand and official seal, this 19th day of August, 2008.

Paulette Kennedy
Notary Public



This instrument was prepared by:

Cindy S. Mangiaforte
Bell, Boyd & Lloyd LLP
70 W. Madison Street
Suite 3100
Chicago, Illinois 60602



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EXHIBIT A _ LEGAL DESCRIPTION

ADDRESS: 2123 Claridge Lane, Northbrook, IL 60062

PIN: 04-14-301-071-0000

PARCEL 1:

AN UNDIVIDED 1/151 INTEREST IN (I) THAT CERTAIN GROUND LEASE DATED AS OF NOVEMBER 22, 1996, BY AND BETWEEN COLE TAYLOR BANK, AS SUCCESSOR-TRUSTEE TO HARRIS TRUST AND SAVINGS BANK UNDER TRUST AGREEMENT DATED APRIL 29, 1991 AND KNOWN AS TRUST NO. 94707, AS LESSOR ("LESSOR"), AND ASSIGNOR/GRANTOR, AS LESSEE, AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON DECEMBER 9, 1996 AS DOCUMENT NO. 96927871, AS AMENDED BY THAT CERTAIN FIRST AMENDMENT TO GROUND LEASE DATED AS OF JANUARY 6, 1997 BY AND BETWEEN LESSOR AND ASSIGNOR/GRANTOR, AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON FEBRUARY 28, 1997 AS DOCUMENT NO. 97141059, AS AMENDED BY THAT CERTAIN JOINDER TO GROUND LEASE DATED AS OF NOVEMBER 7, 1997 BY THE ROYAL RIDGE HOMEOWNERS ASSOCIATION, AN ILLINOIS NOT FOR PROFIT CORPORATION, AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON NOVEMBER 12, 1997 AS DOCUMENT NO. 97846934, AND AS FURTHER AMENDED FROM TIME TO TIME (COLLECTIVELY, THE "GROUND LEASE"); AND (II) THE LEASEHOLD ESTATE IN THE PREMISES (THE "PREMISES") LEGALLY DESCRIBED AS:

LOT 1 IN ROYAL RIDGE SUBDIVISION, BEING A SUBDIVISION OF PART OF THE WEST HALF OF SECTION 14, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE VILLAGE OF NORTHBROOK, COOK COUNTY, ILLINOIS, PURSUANT TO THE PLAT THEREOF RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON NOVEMBER 3, 1997 AS DOCUMENT NO. 97818381.

COMMONLY KNOWN AS TECHNY PARCEL E-1 LOCATED ON THE EAST SIDE OF WAUKEGAN ROAD, SOUTH OF TECHNY ROAD, IN NORTHBROOK, ILLINOIS.

EACH WITH THE RESPECT SOLELY TO THE BUILDING SITE IDENTIFIED AND LEGALLY DESCRIBED AS FOLLOWS:

BUILDING SITE 64

THAT PART OF LOT 1 IN THE PLANNED UNIT DEVELOPMENT OF ROYAL RIDGE, BEING A SUBDIVISION OF PART OF THE WEST HALF OF SECTION 14, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 3, 1997 AS DOCUMENT NUMBER 97818381, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 1; THENCE NORTH 01 DEGREES 04 MINUTES 54 SECONDS EAST ALONG THE EAST LINE OF SAID LOT 1 A DISTANCE OF 1048.24 FEET; THENCE NORTH 88 DEGREES 55 MINUTES 06 SECONDS WEST 1021.97 FEET TO THE EXTERIOR CORNER OF A CONCRETE FOUNDATION FOR A RESIDENCE (KNOWN AS 2123 CLARIDGE LAND) FOR A PLACE OF BEGINNING; THENCE ALONG A LINE FOLLOWING THE NEXT THREE COURSES AND DISTANCES COINCIDENT WITH THE EXTERIOR FOUNDATION WALL OF SAID RESIDENCE; 1) NORTH 31 DEGREES 35 MINUTES 10 SECONDS WEST 8.17 FEET; 2) SOUTH 58 DEGREES 24 MINUTES 50 SECONDS WEST 19.33 FEET; 3) NORTH 31 DEGREES 35 MINUTES 10 SECONDS WEST 23.34 FEET TO THE CENTERLINE OF A PARTY WALL; THENCE NORTH 58 DEGREES 24 MINUTES 50 SECONDS EAST ALONG THE CENTERLINE OF THE PARTY WALL FOR 64.00 FEET; THENCE ALONG A LINE FOLLOWING THE NEXT FIVE COURSES AND DISTANCES COINCIDENT WITH

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LEGAL DESCRIPTION - CONTINUED

THE EXTERIOR FOUNDATION WALL OF SAID RESIDENCE; 1) SOUTH 31 DEGREES 35 MINUTES 10 SECONDS EAST 4.00 FEET; 2) SOUTH 58 DEGREES 24 MINUTES 50 SECONDS WEST 2.00 FEET; 3) SOUTH 31 DEGREES 35 MINUTES 10 SECONDS EAST 15.29 FEET; 4) SOUTH 58 DEGREES 24 MINUTES 50 SECONDS WEST 5.75 FEET; 5) SOUTH 31 DEGREES 35 MINUTES 10 SECONDS EAST 12.21 FEET; THENCE SOUTH 58 DEGREES 24 MINUTES 50 SECONDS WEST 36.92 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS (THE "BUILDING SITE") BUILDING SITE COMMONLY KNOWN AS 2123 CLARIDGE LANE, NORTHBROOK, ILLINOIS.

PARCEL 2:

FEE SIMPLE TITLE IN AND TO THE BUILDING AND ALL IMPROVEMENTS (BUT EXCLUDING THE LAND) LOCATED ON THE BUILDING SITE LEGALLY DESCRIBED HEREIN (INCLUDING ANY PORTION OF SUCH BUILDING AND IMPROVEMENTS WHICH IS LOCATED ON PORTIONS OF THE COMMON AREA (AS DEFINED IN THAT CERTAIN DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS AND RIGHTS FOR THE ROYAL RIDGE SUBDIVISION RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON NOVEMBER 3, 1997 AS DOCUMENT 98720006 (THE DECLARATION), WHICH IMPROVEMENTS CONSIST OF A DWELLING UNIT (AS DEFINED IN THE DECLARATION); SUBJECT TO THE TERMS AND PROVISIONS OF THE GROUND LEASE.

PARCEL 3:

EASEMENTS APPURTENANT TO PARCELS 1 AND 2 FOR THE BENEFIT OF SUCH PARCELS AS SET FORTH IN THE AFORESAID DECLARATION.