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Chicago Title
171 N. Clark Street
3rd Floor, Attn: Melissa Roth
Chicago, IL 60601



Doc#: 1005633026 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 02/25/2010 09:51 AM Pg: 1 of 3

8489666 DI-MTC-12

CTE

SPECIAL WARRANTY DEED

THIS INSTRUMENT, is made as of the 19th day of February 2010, by and between FIRST BANK, a Missouri chartered bank, successor by merger to CIB Bank, whose address is 135 N. Meramec, Clayton, Missouri 63105 ("Grantor"), and FIRSTMERIT BANK, N.A., a national banking association, whose address is 106 South Main Street, Akron, Ohio 44308 ("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 the Grantee, the receipt and sufficiency of which are hereby acknowledged, by these presents does hereby CONVEY, BARGAIN, SELL, REMISE and GRANT unto Grantee, its successors and assigns forever, in fee simple, the following described real estate situated in the County of Cook in the State of Illinois:

See Exhibit A attached hereto and by this reference incorporated herein ("Property")

Permanent Tax Index Number: 03-07-102-014-000

Property address: 1515 West Dundee Road
Arlington Heights, IL 60004

This Property is conveyed subject to the plats, easements, covenants, conditions, restrictions and reservations of record, zoning laws, ordinances, special taxes or assessments for improvements not yet completed, installments not due at the date hereof of any special tax or assessment for improvements heretofore completed, general taxes for the year 2009 and thereafter, special taxes becoming a lien after the date of this deed, tenants in possession and all matters shown on ALTA Survey of Atwell, LLC Number 09002415 certified on February 4, 2010 ("Exceptions").

Together with any buildings, structures, fixtures and other improvements affixed to or located on the Property, and all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the Grantor, either in law or equity, of, in and to the Property, unto the Grantee, its successors and assigns forever.

Grantor, for itself and its successors, does covenant, promise and agree, to and with Grantee, and its successors and assigns, that it has not done or suffered to be done, anything whereby the Property is, or may be, in any manner encumbered or charged, except for the Exceptions, and that it WILL WARRANT AND FOREVER DEFEND the Property against all persons lawfully claiming, or to claim the same, by, through or under Grantor but none other.

The Property does not constitute homestead property.

Box 400-CTCC

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The Property does not constitute homestead property.

IN WITNESS WHEREOF, the Grantor has executed this Special Warranty Deed this 16th day of February 2010.

FIRST BANK, a Missouri chartered bank

By: *Terrance M. McCarthy*
Terrance M. McCarthy
Chairman, President and Chief
Executive Officer

STATE OF MISSOURI

COUNTY OF ST. LOUIS

) ss.
)

On this the 16th day of February, 2010, before me, a Notary Public within and for said County, personally appeared Terrance M. McCarthy to me personally known, being first by me duly sworn, did say that he is the Chairman, President and Chief Executive Office of First Bank, a Missouri chartered bank, and that said instrument was signed on behalf of said bank by authority of its Board of Directors and Terrance M. McCarthy acknowledged said instrument to be the free act and deed of said bank.

IN TESTIMONY WHEREOF, I have hereunto set by hand and affixed by official seal in the County and State aforesaid, the day and year first above written.

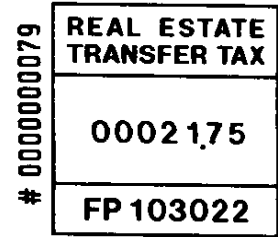
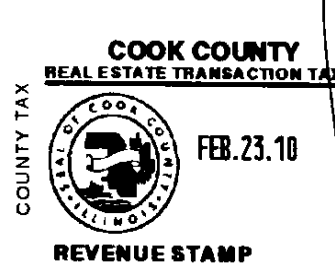
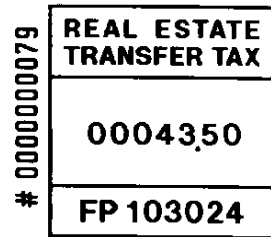
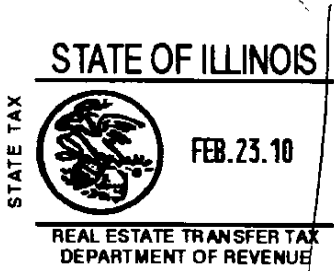
Shelly A. Seifert
Notary Public

My Commission expires: 1-2-14



This instrument was prepared by:

Barbara M. Dite, Esq.
First Bank
135 N. Meramec, Suite 405
Clayton, MO 63105



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Exhibit A

Legal Description of Property

Parcel 1:

Lot 1 in Bill Knapp's resubdivision, a resubdivision of Lot 4 in Arlington Industrial and Research Center Unit 12 in part of the Northwest $\frac{1}{4}$ of Section 7, Township 42 North, Range 11, East of the Third Principal Meridian, according to the plat thereof recorded July 12, 1983 as document 26683318,

(Except that part of Lot 1 described as follows:

Beginning at the southeast corner of said Lot 1; thence westerly along the south line of said Lot 1, 148.0 feet; thence north at right angles to said last described line, 25.00 feet; thence easterly parallel with the south line of said Lot 1, 52.00 feet; thence northerly parallel with the east line of said Lot 1, 141.16 feet to an intersection with a line 30.00 feet, as measured at right angles, southerly of and parallel with the northerly line of said Lot 1; thence westerly along said last described parallel line 66.26 feet; thence northerly at right angles to said last described line; 30.00 feet to an intersection with the northerly line of said Lot 1; thence easterly along the northerly line of said Lot 1, 152.00 feet to an angle point in said northerly line; thence northeasterly along the northerly line of said Lot 1, 11.63 feet to the northeast corner of said Lot 1; thence southerly along the east line of said Lot 1, 197.00 feet to the point of beginning), in Cook County, Illinois.

Parcel 2:

Easement for the benefit of Parcel 1 as created by Easement Agreement entered into by and between LaSalle National Bank, a National Banking Association, as Trustee under Trust Agreement dated August 24, 1977 and known as Trust Number 53022, Dundee Wilke Venture, an Illinois General partnership, the owner of 100 percent of the beneficial interest of Trust Number 53022 and Bill Knapp's Properties, Inc., dated June 21, 1983 and recorded July 12, 1983 as document 26684378, for ingress and egress, construction, maintenance and upkeep over, upon and across the following described land:

The north 17.5 feet of the west 170 feet of Lot 2 (said 170 feet measured on the north line of Lot 2) in Bill Knapp's Resubdivision, a Resubdivision of Lot 4 in Arlington Industrial and Research Center Unit Number 12, being a subdivision in part of the Northwest $\frac{1}{4}$ of Section 7, Township 42 North, Range 11, East of the third Principal Meridian, according the plat thereof recorded July 13, 1973 as document 24533497, in Cook County, Illinois.

Parcel 3:

Easement for the benefit of Parcel 1 as created by Easement Agreement entered into by and between La Quinta Motor Inns, Inc., a Texas corporation and Bill Knapp's Properties, Inc., A Michigan Corporation dated May 29, 1987 and recorded April 19, 1988 as document 88160821, as modified by modification of common-access and cross-parking easement agreement for roadways and driveways for ingress and egress by vehicular and pedestrian traffic upon that portion of the common area of the La Quinta motor parcel.