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#### **WARRANTY DEED** (Illinois)

10-02215

CAUTION: Consult a lawyer before using or acting under this form Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

THE GRANTOR, Randolph Commons, LLC, an Illinois limited liability company

for and in consideration of the sum of Ten and 00/100 (\$10.00) Dollars in hand paid, the receipt whereof is hereby acknowledged, CONVEYS AND WARRANTS TO:

Village of Bellwood of the following address 3200 Washington Blva. Bellwood, IL 60104

Return SUCCESS TITLE SERVICES 400 Skokie Blvd Ste. det Northbrook, If 60082

Doc#: 1102456059 Fee: \$46.00 Eugene "Gene" Moore RHSP Fee:\$10.00 Cook County Recorder of Deeds Date: 01/24/2011 03:13 PM Pg: 1 of 6

the following described real estate,	situated in the County of	Cook	and in the State of Illinois .
to wit:			und in the otate of initiols .

#### PARCEL 1:

THE WEST 241.00 FEET OF LOT 6 IN OWNERS DIVISION (EXCEPT THE SOUTH 40 FEET THEREOF AND EXCEPT THE EAST 101.08 FEET OF THE WEST 221.30 FEET OF THE SOUTH 314.18 FEET) IN THE SOUTI (EAST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREO, RECORDED JULY 30, 1929 AS DOCUMENT NUMBER 10442035, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EAST 101.08 FEET OF THE WEST 221.30 FEET OF THE SOUTH 314.18 FEET (F /CEPT THE SOUTH 40 FEET) THEREOF OF LOT 6 IN OWNERS DIVISION IN THE SOUTHEAST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RAUGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 30, 1929 AS DOCUMENT NUMBER 10442035, IN COOK COUNTY, ILLINOIS.

Q <sub>A</sub> ,
Permanent Real Estate number(s): 15-09-400-092-0000 and 15-09-400-093-000
Address(es) of real estate: 3131 Randolph, Bellwood, Illinois
IN WITNESS WHEREOF, said Grantor has caused its name to be signed to these presents on this 29 day of 100.
Randolph Commons, LL
By. Konald Scarlato Its: Manager

\*\*I HEREBY DECLARE THAT THE ATTACHED REPRESENTS AN EXEMPT TRANSACTION UNDER 35ILCS 200/31-45(b1), REAL ESTATE TRANSFER TAX ACT.

This instrument was prepared by Alan H. Garfield, 180 N. Stetson, Suite 1300, Chicago, IL 60601, (312) 288-0111.



1102456059 Page: 2 of 6

# **UNOFFICIAL COPY**

STATE OF ILLINOIS COUNTY OF COOK	) ) SS.: )		
OFFICIAL SEAL GREGORIA C GOMEZ OTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES:07/22/12	OO HEREBY CERTIFY that	Ronald Scarlato .	
SEAL HERE	known to me to be the same property foregoing instrument, appeare acknowledged that he signed,	e the manager of said corporation, and personal person shoes name is subscribed dibefore me this day in person, and sealed and delivered the said instrument or the uses and purposed therein set forth, were of the right of homestead.	ılly
Given under my hand and o	official seal, this <u>27th</u>	day of <u>December</u> , 2010.	
Commission expires	7 27 05,2017	NOTARY PUBLIC S	
MAIL TO:  Village of  3200 W  We ((Address)  (City, State	Belluxal oshi for Block L. F. 60104	SEND SUBSEQUENT TAX BILLS TO:  (Name).  (Address)  (City, State and Zip)	
OR RECORDE	R'S OFFICE BOX NO.		

1102456059 Page: 3 of 6

### **UNOFFICIAL COPY**

#### **EXHIBIT A**

#### PARCEL 1:

THE WEST 241.00 FEET OF LOT 6 IN OWNERS DIVISION (EXCEPT THE SOUTH 40 FEET THEREOF AND EXCEPT THE EAST 101.08 FEET OF THE WEST 221.30 FEET OF THE SOUTH 314.18 FEET) IN THE SOUTHEAST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 30, 1929 AS DOCUMENT NUMBER 10442035, IN COOK COUNTY, ILLINOIS.

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PIN: 15-09-400-092-0000 AND 15-09-400-093-0000

## **UNOFFICIAL COPY**



### **PTAX-203**

### **Illinois Real Estate Transfer Declaration**

Ple hi:	ease read the instructions before completing this form. s form can be completed electronically at tax.illinois.gov/retd.	ite gir	Do	c. Ma				
	ep 1: Identify the property and sale information.	Do not write	Ş Voi	.:				
_	3131 Randolph	2						
7	Street address of property (or 911 address, if available)	ĬŎ	Pag	<b>]</b> 3.				
		`	,					
		l	Pig*	calved by:				
	City or village ZIP	<u> </u>						
		9	lden	tify any significant phys	sical char	nges in th	e property:	since
2	Write the total number of parcels to be transferred2		Janu	ary 1 of the previous y	ear and v	write the	date of the	change.
2	Write the local highlight of parcels to be transferred		Date	of significant change:_		/		_
	· · · · · · · · · · · · · · · · · · ·			with an "X.")	Month		Year	
	Parcel identifying number a_15-09-400-092-0000  Lot size or acreage 24/ x 4//4			•	Addit	tions	Major re	emodelina
	<b>b</b> 15-09-400-093-0000			New construction _		_		
	<u> </u>	10	Iden	tify only the items that				
				Fulfillment of instal				
	Write additional parcel identifiers and lot sizes or ccreage in Step 3.			initiated:			,	
4	Date of instrument; 1 2 / 2 0 1 0		b	Sale between relat	ted individ	_ duals or c	orporate af	filiates
•	Month Year			Transfer of less that				
5	Type of instrument (Mark with an "X."): Warranty deed			Court-ordered sale	•			
	Quit claim deedExecutor deed1rusiee deed		е _	Sale in lieu of fored	closure			
	Beneficial interest Other (specify):		f	Condemnation				
6	Yes X No Will the property be the buyer's principal resir ence?		q	Auction sale				
7	X Yes No Was the property advertised for sale?		h	Seller/buyer is a re	location o	company		
	(i.e., media, sign, newspaper, realtor)		i	Seller/buyer is a fin			governmen	t agency
5	Identify the property's current and intended primary use.  Current Intended (Mark only one item per column with an "X.")	4/	j	Buyer is a real esta			-	· ugooy
	a Land/lot only	4	x5	Buyer is a pension				
	b Residence (single-family, condominium, townhome, or duplex)		1	Buyer is an adjace		tv owner		
	c Mobile home residence		m	Buyer is exercising		-	nase	
	d Apartment building (6 units or less) No. of units:		n	Tade of property (		-		
	e Apartment building (or anits) No. of units:		o _	Sale-lanceback		,		
	f Office		p	Other (spenky):				
	q Retail establishment		P	Outlot (aperliy)				
	h X X Commercial building (specify) :		a _	Homestead exen o	ions on	most rece	ent tay hill-	
	i Industrial building		٧ —	1 General/Alternat		illoat iece	e c	0.00
	i Farm			2 Senior Citizens	IV(		Ψ ¢	0.00
	k Other (specify):			3 Senior Citizens A	Seese em	int Freeze	. Ψ	0.00
				G COTHER CHIZOTIC F	10000011	7	, <b>u</b>	
	ep 2: Calculate the amount of transfer tax due.					CiO		
	e: Round Lines 11 through 18 to the next highest whole dollar. If the amo							
	ve is marked "e," "f," "g," "h," "i," or "k," complete Form PTAX-203-A, Illinois F eneficial interest transfer, do not complete this step. Complete Form PTAX							
		-200	-D, IIII	nois hear Estate Transie				
	Full actual consideration				11	\$	1,000,0	
	A Amount of personal property included in the purchase				12a			0.00
_	Was the value of a mobile home included on Line 12a?				12b		'es <u>X</u> No	
3	Subtract Line 12a from Line 11. This is the net consideration for real		•	<b>_</b>	13	\$	1,000,0	00.00
4	Amount for other real property transferred to the seller (in a simultance and of the full patient and appropriate and line 11	aneo	us ex	cnange)	4.4	•		0.00
_	as part of the full actual consideration on Line 11			a aubiaat	14	\$		0.00
5	Outstanding mortgage amount to which the transferred real proper	ty re	emain	s subject	15	\$		
6	If this transfer is exempt, use an "X" to identify the provision.	lio-	الطرري	not to transfer tor	16 17	<u>X</u> b	k	m
7 Ω	Subtract Lines 14 and 15 from Line 13. <b>This is the net considera</b>		_			\$		0.00
8	Divide Line 17 by 500. Round the result to the next highest whole r	iŲITI	J⇔l (e	.g., 61.002 rounds to 62).	18 19	•		0.00
9	Illinois tax stamps — multiply Line 18 by 0.50.				20	Ф		0.00
1	County tax stamps — multiply Line 18 by 0.25.  Add Lines 19 and 20. This is the total amount of transfer tax du	_		•	20 21	\$ \$		0.00
. 1	This form is authorized in accordance with 35 ILCS 200/31-1		n Died	osure of this information	41	Ψ		
TΔ	is REQUIRED. This form has been approved by the Forms Ma	ei sec	ıment (	Center. IL-492-0227				Page 1 of 4

PTAX-203 (R-8/05)

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Step 3: Write the legal description from the deed. Write, type (minimum 10-point font required), or attach the legal description from the deed. If you prefer, submit an 81/2" x 11" copy of the extended legal description with this form. You may also use the space below to write additional parcel identifiers and lots sizes or acreage from Step 1, Line 3.

PARCEL 1: THE WEST 241.00 FEET OF LOT 6 IN OWNERS DIVISION (EXCEPT THE SOUTH 40 FEET THEREOF AND EXCEPT THE EAST 101.08 FEET OF THE WEST 221.30 FEET OF THE SOUTH 314.18 FEET) IN THE SOUTHEAST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 30, 1929 AS DOCUMENT NUMBER 10442035, IN COOK COUNTY, ILLINOIS. PARCEL 2: THE EAST 101.08 FEET OF THE WEST 221.30 FEET OF THE SOUTH 314.18 FEET (EXCEPT THE SOUTH 40 FEET) THEREOF OF LOT 6 IN OWNERS DIVISION IN THE SOUTHEAST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 30, 1929 AS DOCUMENT NUMBER 10442035, IN COOK COUNTY, ILLINOIS.

Step 4:	Complete	the requested	information.
---------	----------	---------------	--------------

The buyer and seller (or their agent ) he reby verify that to the best of their knowledge and belief, the full actual consideration and facts stated in this declaration are true and correct. If this transaction involves any real estate in Cook County, the buyer and seller (or their agents) hereby verify that to the best of their knowledge, the name of the buyer shown on the deed or assignment of beneficial intrines 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, and the state of the state of Illinois and the state in the state of Illinois and the state in Illinois are state in Illinois and the state in Illinois are state in Illinois and information required in this declaration shall be guilty of a Class B misdemeanor for the first offense and a Class A misdemeanor for subsequent offenses.

Seller Information (Please print.) RANDOLPH COMMONS, LLC	
Seller's or trustee's name	Seller's trust number (if applicable - not an SSN or FEIN)
2795 W WASHINGTON BLVD	DTI 1 11000
Street address (after sale)	
	City Slate ZIP
Seller's of agent's eignature	Seller's daytime phone
Buyer Information (Please print.)	boilo. o dayanto priorio
VILLAGE OF BELLWOOD	
Buyer's or trustee's name	Buyer's trust number (if applicable - not an SSN or FEIN)
3200 W WASHINGTON BLVD	BELLWOOD IL 60104
Street address (after)sale)	City J. State ZIP
176	347 1454 OH 60 Ext.
Buyer's or agent's signature	Buyer's daytime phone
Mail tax bill to:	( )
VILLAGE OF BELLWOOD 3200 W WASHINGTON BLVD	EELLWOOD IL 60104
Name or company Street address	City State ZIP
Preparer Information (Please print.)	T'_
STEPHEN M ALDERMAN	<u> </u>
Preparer's and company's name	Preparer's file rumber (if applicable)
180 N STEPSON AVE STE 1300	CHICAGO IL 60601
Street address	City State ZIP
	( 312 ) 583-1600 Ext.
Preparer's signature	Preparer's daytime phone
alderman@garfield-merel.com	
Preparer's e-mail address (if available)	
Identify any required documents submitted with this form. (Mark with an "X.	") Extended legal descriptionForm PTAX-203-A
	Itemized list of personal propertyForm PTAX-203-B
To be completed by the Chief County Assessment Officer	
1	3 Year prior to sale
County Township Class Cook-Minor Code 1 Code 2	Does the sale involve a mobile home assessed as
2 Board of Review's final assessed value for the assessment year	real estate? Yes No
prior to the year of sale.	5 Comments
Land , , , ,	
Buildings , , ,	
Total , , , , , ,	
Illinois Department of Revenue Use	Tab number
Page 2 of 4	PTAX-203 (R-8/05)

#### **REVENUE STAMPS**

### REAL ESTATE TRANSFER DECLARATION

The following is required by the Cook County Real Property Tax Ordinance effective September 1, 1993. Any transferor or transferee who fails to file with the Recorder a real property transfer declaration as required by Section 7 of this ordinance, or a supplemental transfer declaration as required by Section 10 of this ordinance or willfully falsifies the value of transferred real estate, shall be subject to a penalty equal to the amount of the applicable tax; and shall be fined an amount not to exceed \$1,000.00 or imprisoned for a period not to exceed six months, or both.

Name

F 2752 (09/93)

ĺ	Date
	Doc. No.
İ	For Possed at 11 Oct

Except as to Exempt transactions, assignment or other instrument of declaration containing all of the infi	the Recorder is prohibited by law fro of transfer for recordation unless it ormation requested therein.	m accepting any deed, is accompanied by a	For	Recorder's Use Only
PROPERTY IDENTIFICATION:	<b>5</b>			_
Address of Property . 3131 Ran	ndolph Bellwood IL 60104			
· •	Street o	r Rural Route	City	Zip Cod
Damas and David Edit of the Automatical Control	15-09-400-092-0000		O.t.y	Zip Cod
Permanent Real Estate Index No.	15-09-400-003-0000	_ Township	·	
Date of Deed <u>December 29, 20</u>	010	_ Type of Deed Warranty	Deed	
TYPE OF PROPERTY:				
□ Single Family	X Commercial	INTEREST TRANSFER	.27	. Cartallia di tatan
□ Condo, co-op	□ Industrial	X Fee Title		Controlling interest in real estate entity (ord. Sec. 2C)
☐ 4 or more units (residential)	□ Vacant Land	Beneficial Interest in a	land trust	state entity (ord. Sec. 20)
☐ Mixed use (commer. & resid.)	☐ Other (attach description)	Lessee interest in a gr	,	Other (attach description)
LEGAL DESCRIPTION:				
LEGAL DEGGIAT TION.		20.		
PARCEL 1:		COMPLITATION OF TAX	<b>K:</b>	
THE WEST 241.00 FEET OF LOT 6	IN OWNERS DIVISION (EXCEPT THE	Full actual cor side ration	n	<b>f</b> 1,000,000,00
SOUTH 40 FEET THEREOF AND EX	CEPT THE EAST 101.08 FEET OF	Less amount of pers		\$1,000,000.00
THE WEST 221.30 FEET OF THE SO SOUTHEAST 1/4 OF SECTION 9, TO	OUTH 314.18 FEET) IN THE	included in purchase	enai property	\$ <u>- 0 -</u>
EAST OF THE THIRD PRINCIPAL M	DVVNORIE 39 NORTH, RANGE 12 ERIDIAN ACCORDING TO THE	The state of the s	h_	Ψ-0-
PLAT THEREOF RECORDED JULY	30 1929 AS DOCUMENT NUMBER	Net consideration for re-	a estate	\$ 0 -
10442035, IN COOK COUNTY, ILLIN	IOIS.	Less amount of mort	gage to which	
PARCEL 2:		property remains sub		\$ 0
THE EAST 101.08 FEET OF THE WE	EST 221.30 FEET OF THE SOUTH		( ).	
314.18 FEET (EXCEPT THE SOUTH	40 FEET) THEREOF OF LOT 6 IN			ic.
OWNERS DIVISION IN THE SOUTH	EAST 1/4 OF SECTION 9,	Net taxable consideration	on 🦿	1,000,000.00
TOWNSHIP 39 NORTH, RANGE 12 I	EAST OF THE THIRD PRINCIPAL LAT THEREOF RECORDED JULY 30,	A		Co
1929 AS DOCUMENT NUMBER 104	42035, IN COOK COUNTY, ILLINOIS.	Amount of tax stamps		C
		(\$.25 per \$500 or pa	•	\$0
ATTESTATION OF PARTIES: We	hereby declare the full actual consideration	on and above facts contained	in this declarati	on to be true and correct.
	2795 W. Washington Blvd., Bellwood			
Name and Address of Seller (Pleas	e Print) Street or	Rural Route	City	Zip Code
			,	2.p 0000
Signature:Seller or Agent				
your or Agent				
Village of Bellwood 3200 V	V. Washington Blvd., Bellwood, IL 60	104		
Name and Address of Buyer (Pleas	e Print) Street or	Rural Route	City	Zip Code
Signature:				
Buyer or Agent	100			1 <u>148 Mill</u> 9000
lea enana halaw for the tay malling	addrone if different from the			
Use space below for the tax mailing	address, it different from above.			

Street or Rural Route

City

Zip Code

#93170