

# UNOFFICIAL COPY

Prepared by:  
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Attorney at Law  
4536 West 63rd Street  
Chicago, Illinois 60629



Doc#: 1412522034 Fee: \$40.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 05/05/2014 09:55 AM Pg: 1 of 2

When recorded return to:  
Bret Rappaport  
2610 Lake Cook Rd, Suite 200  
Riverwoods, IL 60015

Mail tax bills to:  
Emjay Properties, LLC  
3900 Wesley Terrace  
Schiller Park, IL 60176

CREW 5/5/2014

THIS INDENTURE, made this 12<sup>th</sup> day of March, 2014 between **Bedford Auto Group, LLC**, a limited liability company created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, party of the first part, and **Emjay Properties, LLC**, an Illinois limited liability company, party of the second part, **WITNESSETH**, that the party of the first part, for and in consideration of the sum of TEN AND NO/100 Dollars and other valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, , by these presents does **REMISE, RELEASE, ALIEN AND CONVEY** unto the party of the second part, **FOREVER**, all the following described land, situated in the County of Cook and State of Illinois known and described as follows, to wit:

**THAT PART OF THE NORTH HALF OF THE NORTHWEST FRACTIONAL QUARTER OF SECTION 22, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT A POINT 680.60 FEET WEST OF THE EAST LINE OF SAID NORTHWEST FRACTIONAL QUARTER OF SAID SECTION 22, TOWNSHIP AND RANGE AFORESAID, AND 588.00 FEET SOUTH OF THE NORTH LINE OF SAID NORTHWEST FRACTIONAL QUARTER; THENCE WEST PARALLEL TO SAID NORTH LINE A DISTANCE OF 240.81 FEET; THENCE SOUTHEASTERLY ALONG A LINE PARALLEL TO THE RIGHT OF WAY LINE OF THE MINNEAPOLIS, ST. PAUL AND ST. MARIE SOO LINE (WISCONSIN CENTRAL RAILWAY COMPANY), A DISTANCE OF 279.75 FEET; THENCE AT RIGHT ANGLES SOUTHWESTERLY A DISTANCE OF 155.00 FEET; THENCE SOUTHEASTERLY A DISTANCE OF 176.00 FEET AT RIGHT ANGLES TO SAID LAST MEASURED COURSE; TO THE POINT OF BEGINNING; THENCE CONTINUING ALONG THE AFORESAID LINE ON AN ASSUMED BEARING OF SOUTH 13 DEGREES 06 MINUTES 27 SECONDS EAST, 109.47 FEET TO A LINE THAT IS 141.46 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF THE NORTH 1/2 OF THE NORTHWEST FRACTIONAL 1/4 OF SAID SECTION 22; THENCE SOUTH 69 DEGREES 49 MINUTES 00 SECONDS WEST ALONG SAID PARALLEL LINE, 208.02 FEET TO A LINE PARALLEL TO THE RIGHT OF WAY LINE OF THE MINNEAPOLIS, ST. PAUL & ST. MARIE SOO LINE (WISCONSIN CENTRAL RAILWAY COMPANY); THENCE NORTH 13 DEGREES 06 MINUTES 27 SECONDS WEST ALONG SAID LINE PARALLEL TO THE RAILROAD RIGHT OF WAY, 62.94 FEET; THENCE NORTH 76 DEGREES 53 MINUTES 33 SECONDS EAST, 202.75 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.**

Permanent Real Estate Index Number(s): 12-22-100-167-0000 (affects property in question and other property)  
Address(es) of Real Estate: 9415 Byron, Schiller Park, Illinois 60176-2120

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in, and to the above described premises, with the hereditaments and appurtenances: **TO HAVE AND TO HOLD** the said premises as above described, with the appurtenances, unto the party of the second part, its heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, its heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner incumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, **WILL WARRANT AND FOREVER DEFEND.**

Subject to general real estate taxes for the year 2013 and thereafter, and to easements and covenants, conditions and restrictions of

**BOX 334 CT**

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record.

IN WITNESS WHEREOF, said party of the first part, and has caused its name to be signed to these presents by its Manager, the day and year first above written.

BEDFORD AUTO GROUP, LLC

By: *A. Presniakovas*  
Andrejus Presniakovas, Manager

STATE OF ILLINOIS )  
                                  ) SS.  
COUNTY OF COOK )

I, the undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Andrejus Presniakovas personally known to me to be the Manager of the limited liability company, and 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 as such Manager, he signed and delivered the said instrument, as his free and voluntary act, and as the free and voluntary act and deed of said limited liability company, for the uses and purposes therein set forth.

GIVEN under my hand and official seal this 14th day of March, 2014.

"OFFICIAL SEAL"  
VYTENIS LIETUVNINKAS  
NOTARY PUBLIC, STATE OF ILLINOIS  
MY COMMISSION EXPIRES 3/23/2017

*[Signature]*

Notary Public

REAL ESTATE TRANSFER      03/21/2014  
COOK      \$78.75  
ILLINOIS:      \$157.50  
TOTAL:      \$236.25  
12-22-100-167-0000 | 20140301602500 | BXT6NU

