

# UNOFFICIAL COPY

Owner Banogues Construction, Inc.  
Address 3642 N. Acorn Lane  
Franklin Park, IL 60131  
Route Elgin O'Hare-Western By Pass  
County Cook  
Job No. R-90-017-10  
Parcel No. OHD0012  
P.I.N. No. 12-19-400-148  
Section Ring Road  
Project No. n/a  
Station ---  
Station ---  
Contract No. n/a  
Catalog No. n/a



Doc#: 1421745056 Fee: \$46.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 08/05/2014 12:24 PM Pg: 1 of 5

## **WARRANTY DEED (Corporation) (Non-Freeway)**

Banogues Construction, Inc., a corporation organized and existing under and by virtue of the laws of the State of Illinois and duly authorized to do business under the Statutes of the State of Illinois, (Grantor), for and in consideration of Two Hundred Sixty Thousand and 00/100 Dollars (\$260,000.00), receipt of which is hereby acknowledged, and pursuant to the authority given by the Board of Directors of said corporation, grants, conveys, and warrants to the People of the State of Illinois, Department of Transportation, (Grantee), the following described real estate:

See attached legal description.



The stamp processed pursuant to  
Section 2-409-4-2 of the  
Franklin Park Village Code  
governing review of documents

situated in the County of Cook, State of Illinois. The above-described real estate and improvements located thereon are herein referred to as the "premises."

Grantor, without limiting the interest above granted and conveyed, acknowledges that upon payment of the agreed consideration, all claims arising out of the above acquisition have been settled, including without limitation, any diminution in value to any remaining property of the Grantor caused by the opening, improving and using the premises for highway purposes. This acknowledgment does not waive any claim for trespass or negligence against the Grantee or Grantee's agents which may cause damage to the Grantor's remaining property.

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Dated this 18th day of December, 2013.

Banogues Construction, Inc.  
Corporation Name

By: Patrick McNally  
Signature

PATRICK McNALLY, President,  
Print Name and Title

ATTEST:

By: \_\_\_\_\_  
Signature

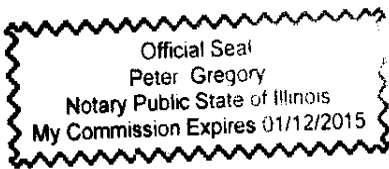
\_\_\_\_\_  
Print Name and Title

State of Illinois )  
County of Cook ) ss

This instrument was acknowledged before me on 12-18, 2013, by

PATRICK McNALLY as PRESIDENT  
and \_\_\_\_\_ as \_\_\_\_\_  
of Banogues Construction, Inc.

(SEAL)



[Signature]  
Notary Public

My Commission Expires 1-12-2015

Exempt under 35 ILCS 200/31-45(b), Real Estate Transfer Tax Law.

3-11-14  
Date

Janeta A. Deveson  
Buyer, Seller or Representative

This instrument was prepared by and after recording, mail this instrument and future tax bills to:

Illinois Department of Transportation  
ATTN: Bureau of Land Acquisition  
201 W. Center Court  
Schaumburg, IL 60196

Return to: FI-20110-954  
Wheatland Title Guaranty  
105 W. Veterans Parkway, Yorkville, IL 60589

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Route: FAP Route 426  
 Section: Elgin-O'Hare Ring Road  
 County: Cook  
 Job No.: R-90-017-10  
 Parcel No.: OHD0012  
 Sta.  
 Owner: Banogues Construction, Inc.,  
 an Illinois corporation  
 Index No.: 12-19-400-148

That part of the East Half of Section 19, Township 40 North, Range 12 East of the Third Principal Meridian, bounded and described as:

Commencing at a point in the west line of said East Half, which is 445.99 feet south of the point of intersection of said west line with the centerline of Franklin Avenue; continuing thence south in said west line 714.09 feet to a point of curve; thence southeasterly on the arc of a circle, convex southwesterly and having a radius of 494.34 feet, for a distance of 607.51 feet to its point of intersection with the northerly line of a spur track right of way of the Chicago, Milwaukee, St. Paul and Pacific Railroad Company as said right of way is recorded in the Recorder's Office of Cook County, Illinois, in Book 56324, on Pages 243 to 248, as Document Number 17253047, on the 7th day of July, 1958, said northerly line being the arc of a circle, convex northwesterly and having a radius of 461.12 feet; thence easterly on said last described arc 55.80 feet to its point of tangency; thence North 0 degrees 00 minutes 47 seconds West on the axis line of said circle 6.38 feet; thence North 89 degrees 59 minutes 13 seconds East in the north line of said railroad right of way 38.01 feet to the point of beginning of land to be described; thence North 80 degrees 32 minutes 58 seconds West 90.72 feet to a point of curve; thence northwesterly on the arc of a circle, convex southwesterly and having a radius of 469.34 feet, for a distance of 283.26 feet; thence North 89 degrees 59 minutes 13 seconds East on a line 150.88 feet (measured at right angles) north of the north line of aforementioned railroad right of way, for a distance of 656.60 feet; thence southeasterly along a curved line, convex southwesterly and having a radius of 296.94 feet for a distance of 218.24 feet to the north line of said railroad right of way; thence South 89 degrees 59 minutes 13 seconds West along said railroad right of way for a distance of 458.39 feet to point of beginning, in Cook County, Illinois (except that part lying east of the westerly line of Acorn Avenue) all in Cook County, Illinois. Situated in Cook County, State of Illinois.

Said parcel containing 0.466 Acres, more or less.

**RECEIVED**

MAY 14 2012 *BC*

**PLATS & LEGALS**



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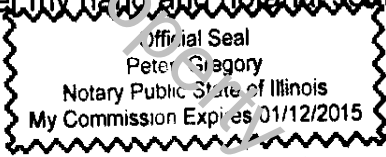
## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest 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, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 12-18, 2013

Signature: *Patrick McNamee*  
Grantor or Agent

Given under my hand and notarial seal this 18 day of December, 2013.



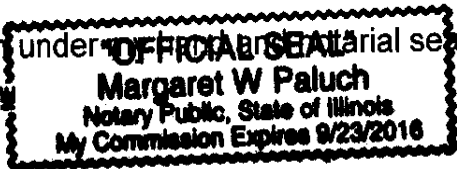
*Peter Gregory*  
Notary Public

The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest 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 of Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated March 11, <sup>2014</sup>2013

Signature: *Laneta A. Schneider*  
Grantee or Agent

Given under my hand and notarial seal this 11th day of March, 2013. <sup>2014</sup>



*Margaret W. Paluch*  
Notary Public

Note: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)