

Owner

Banoques Construction, Inc.

Address

3642 N. Acorn Lane

Franklin Park, IL 60131

Route

Elgin O'Hare-Western By Pass

County

Cook

Job No. Parcel No.

R-90-017-10 0HD0012

P.I.N. No.

12-19-400-148

Section

Ring Road

Project No.

n/a

Station

Station

Contract No Catalog No. .../a

n/a



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 vhich is hereby acknowledged, and pursuant to the authority given by the Board of Directors of sair 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.

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 loany 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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UNOFFICIAL COPY

Dated this <u>18th</u> day of <u>Decemb</u>	er, 2013.
	D O. antimotion Inc
	Banogues Construction, Inc. Corporation Name
	Corporation Name
	By: Palaid M Nally
	Signature
	PATRICK MEMALY, PRESIDENT,
ATTEST:	Print Name and Title
Ву:	, , , , , , , , , , , , , , , , , , ,
Signature	
90	
Print Name and Title	
Fillif Maille and Tide	
State of Illinois)	
) ss	
County of Cook	
This instrument was acknowledged before r	ne on 12-18-, 2013, by
	as PRenipont
PATRICK MCNALLY	1
and	
of Banogues Construction, Inc.	-40:10 ·
5	The of
(SEAL) Official Seal Peter Gregory	All ought
Notary Public State of Illinois My Commission Expires 01/12/2015	Notary Public
\$~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~	Commission Expires 1.12-2015
M	Commission Expires 1/12-2013
Exempt under 35 ILCS 200/31-45(b), Real Esta	ate Transfer Tax Law.
Example dilater as in a second control of the second control of th	V _{Sc.}
2 11 11	famila a Deinexan
<u>3-11-14</u>	Buyer, Seller or Representative
Date	•
This instrument was prepared by and after	Illinois Department of Transportation ills to: ATTN: Bureau of Land Acquisition
recording, mail this instrument and future tax b	201 W. Center Court
	Schaumburg, IL 60196
Return to: 71-20100-954	1.

Wheatland Title Guaranty
105 W. Veterans Parkway, Yorkville, IL 80569

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Route:

FAP Route 426

Section:

Elgin-O'Hare Ring Road

County:

Cook

Job No.:

R-90-017-10

Parcel No.: 0HD0012

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, Founded 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 nother 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 46 (.12 feet; thence easterly on said last described arc 55.80 feet to its point of tangency; thence North a degrees 00 minutes 47 seconds West on the axis line of said circle 6.38 feet; thence North 85 orgrees 59 minutes 13 seconds East in the north line of said railroad right of way 38.01 feet to an point of beginning of land to be described; thence North 80 degrees 32 minutes 58 second; 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 foot 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 1 4 2012"

PLATS & LEGALS

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PLAT ACT AFFIDAVIT

STA	ATE OF ILLINOIS)						
CO)SS UNTY OF Cook)						
150	PATRICK MCNGLLY, being duly sworn on oath, states that he/she resides at						
in v	iolation of Section 1 of Chapter 109 of the Illinois Revised Statutes for one of the following reasons.						
1.	Said Act is not applicable as the grantors own no adjoining property to the premises described in said deed;						
	-OR-						
	the conveyance falls in one of the following exemptions as shown by Amended Act which became effective July 17, 1959.						
2.	The division or subdivision of land into parcels or tracts of 5 acres or more in size which does not involve any new streets or easements of access.						
3.	The divisions of lots or blocks of less than 1 acre in any recorded subdivision which does not involve any new streets or easements of access.						
4.	τ						
5.	public utility facilities, which does not involve any new streets or easements of access.						
6.	The conveyance of land owned by a railroad or other public utility which does not involve any new streets or easements of access.						
7.	The conveyances of land for highway or other public purpose; or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.						
8.	Conveyances made to correct descriptions in prior conveyances.						
9.	 The sale or exchange of parcels or tracts of land existing on the date of the amendatory Act into no more than 2 parts and not involving any new streets or easements of access. 						
CI	RCLE NUMBER ABOVE WHICH IS APPLICABLE TO ATTACHED DEED.						
Affiant further states that he/she makes this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording.							
	- warrage 11 V 1 Sulf 2						
Si th	is A day of <u>December</u> , 2013.						
/ . .	Otheral Seal Pe Gregory Notary Public State of fluncis My Commission State as 01/12/2015						
Notary Public My Commission Examples 01/12/2015							

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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.

under the laws of the otate of him			1-0-00	///			
Dated 12 - 18	_, 2013	Signature:	Malaid M Nall Grantor or Agent				
			/Grantor or Agent				
		1	0 1 0				
Given under my hand and notaria	Jseal this _	<u>/%</u> day	oppecamber	_, 2013.			
Peter Gragory	{	/	He Gunny				
Notary Public State of Illino	ois S	€	Notary Public				
My Commission Expires 01/12	······································						
			of the grantos shown of	n the deed or			
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							
assignment of beneficial interest	in a land tri	ust is eitner a	a natural person, air minois t	o in Illinoie a			
foreign corporation authorized to	o do busines	ss or acquire	and note title to real estate	z III IIIIIIUIS, a			
northarchin authorized to do hus	iness or acqu	uire and hold	title to real estate of Illinois,	or other entity			
recognized as a person and auti	norized to do	business or	acquire and hold title to rea	i estate under			
the laws of the State of Illinois.	•						
	3014		0 00 0	Δ.			
Dated March II	えの4 2013	Signature:	Jamela a. Dome	<u>iden</u>			
Dated	_,	790	Grantee or Agent				
Given under TOF FROM BUSEAU AT	al coal this	ilth day	yor March	, 2013 . અંગે પ્ર			
Given under mispikitätellistä Allan	ai seai ii iis _	<u> </u>		 ,			
Margaret W Paluch Notary Public, State of illino	ka \$		margaret W. Paluce	<u></u>			
My Commission Expires 9/23/2	016		riotary Public				
Commence of the second			Trotal y Lubilo				

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.)