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Doc#: 1427345061 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 09/30/2014 12:00 PM Pg: 1 of 4

TRUSTEE'S DEED

This indenture made this 9th day of September, 2014, between CHICAGO TITLE LAND TRUST COMPANY, a corporation of Illinois, as successor trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said company in pursuance of a trust agreement dated the 26th day of August, 1980, and known as Trust Number 50587, party of the first part, and 3642 ACORN, LLC, a Colorado Limited Liability Company

whose address is:

133 N. Indies Drive
Duck Key, FL 33050

party of the second part.

WITNESSETH, That said party of the first part, in consideration of the sum of **TEN and no/100 DOLLARS (\$10.00) AND OTHER GOOD AND VALUABLE** considerations in hand paid, does hereby **CONVEY AND QUITCLAIM** unto said party of the second part, the following described real estate, situated in Cook County, Illinois, to wit:

For Legal Description See Attached Exhibit "A"

Permanent Tax Number: 12-19-400-149-0000



Exempt from review under Franklin Park
document requirements pursuant to
Paragraph (1) of Section 7-100-4 of the
Franklin Park Village Code.

together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same unto said party of the second part, and to the proper use, benefit and behoof forever of said party of the second part.

This deed is executed pursuant to and in the exercise of the power and authority granted to and vested in said trustee by the terms of said deed or deeds in trust delivered to said trustee in pursuance of the trust agreement above mentioned. This deed is made subject to the lien of every trust deed or mortgage (if any there be) of record in said county given to secure the payment of money, and remaining unreleased at the date of the delivery hereof.

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IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Trust Officer, the day and year first above written.



CHICAGO TITLE LAND TRUST COMPANY,
as successor trustee as Aforesaid

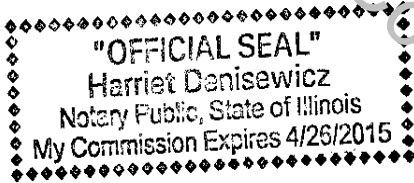
By: Nancy A Carlin
Trust Officer

State of Illinois
County of Cook

SS.

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that the above named Trust Officer of **CHICAGO TITLE LAND TRUST COMPANY**, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Trust Officer appeared before me this day in person and acknowledged that she signed and delivered the said instrument as her own free and voluntary act and as the free and voluntary act of the Company, and the said Trust Officer then and there caused the corporate seal of said Company to be affixed to said instrument as her own free and voluntary act and as the free and voluntary act of the Company.

Given under my hand and Notarial Seal this 16th day of **September, 2014**



Harriet Denisewicz
NOTARY PUBLIC

PROPERTY ADDRESS:
3655 Acorn
Franklin Park, IL 60131

This instrument was prepared by: **Nancy A Carlin**
CHICAGO TITLE LAND TRUST COMPANY
10 S. LaSalle Street - Suite 2750
Chicago, IL 60603

AFTER RECORDING, PLEASE MAIL TO:

NAME Eugene A. DiMonte
DiMonte & Lizak, LLC
ADDRESS 216 W. Higgins Rd OR BOX NO. _____

CITY, STATE Park Ridge, IL 60068

SEND TAX BILLS TO: 3642 ACORN, LLC
133 N. Indies Drive
Duck Key, FL 33050

Exempt under provisions of
Paragraph E, Section 4, Real
Estate Transfer Tax Act.

9-23-14 Eugene A. DiMonte
Date Representative

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Exhibit "A"

THAT PART OF THE EAST ½ 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 ½, WHICH IS 445.99 FEET SOUTH OF THE POINT OF INTERSECTION OF SAID WEST LINE WITH THE CENTER LINE 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 494.84 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 00 DEGREES 00 MINUTES 47 SECONDS WEST ON THE AXIS LINE OF SAID CIRCLE 6.33 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 469.37 FEET, FOR A DISTANCE OF 298.02 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 THE POINT OF BEGINNING, (EXCEPTING THEREFROM ALL THAT PART LYING WEST OF THE WESTERLY LINE OF ACCORD AVENUE, AND EXCEPTING FROM THE REMAINING PARCEL THE NORTH 36 FEET OF THE WEST 60 FEET) ALL IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 3655 ACORN, FRANKLIN PARK, ILLINOIS 60131

PIN #: 12-19-400-149-0000

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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.

Date: September 23, 2014

Signature: Eugene A. Di Monte
Agent

Subscribed and Sworn to before me
this 23rd day of September, 2014.

[Signature]
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 in 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: September 23, 2014

Signature: Eugene A. Di Monte
Agent

Subscribed and Sworn to before me
this 23rd day of September, 2014.

[Signature]
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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)