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FIDELITY NATIONAL TITLE 53016650

Mail To:
James Pickett
Frick Ascher & Pickett LLP
36875 Pauba Road
Temecula, California 92592

Mail Tax Bills To:
Fainbarg V, LP
c/o S & A Management, LLC
ATTN: Connie Fayner
120 W. Wilson St., Ste. 100
Costa Mesa, CA 92627

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

IRA ROGAL, Trustee of the Faye Alport Trust dated June 1, 2006 ("Grantor"), for and in consideration of the sum of \$10.00 and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, has GRANTED, BARGAINED, SOLD, and CONVEYED and by these presents does GRANT BARGAIN, SELL, AND CONVEY unto FAINBARG V, LP, a California limited partnership ("Grantee"), the real property in Cook County, Illinois, fully described in Exhibit A (the "Land"), together with Grantor's interest all improvements located on the Land, and all rights, titles, and interests appurtenant to the foregoing (collectively, the "Property").

This Warranty Deed and the conveyance hereinabove set forth is executed by Grantor and accepted by Grantee subject to the matters described in Exhibit B, to the extent the same are validly existing and applicable to the Property (collectively, the "Permitted Encumbrances").

TO HAVE AND TO HOLD the Property, together with all and singular the rights and appurtenances thereunto in anywise belonging, unto Grantee, its successors and assigns forever, and Grantor does hereby bind itself, its successors and assigns, to WARRANT AND FOREVER DEFEND all and singular the title to the Property unto the said Grantee, its successors and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof, by, through or under Grantor, but not otherwise, subject only to the Permitted Encumbrances.



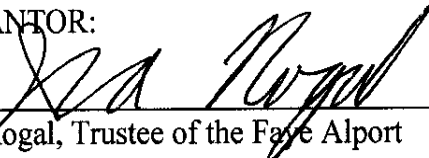
Doc#: 1431619131 Fee: \$46.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 11/12/2014 02:20 PM Pg: 1 of 5

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Grantee's address is: 129 W. Wilson Street, Suite 100, Costa Mesa, California 92627.

EXECUTED as of October 27, 2014.

GRANTOR:

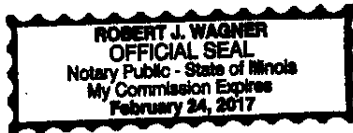
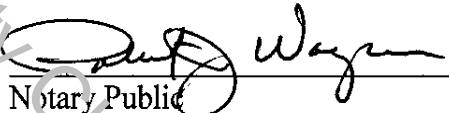


 Ira Rogal, Trustee of the Faye Alport
 Trust dated June 1, 2006

THE STATE OF ILLINOIS)
)
 COUNTY OF COOK)

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that IRA ROGAL, Trustee of the Faye Alport Trust dated June 1, 2006, is 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 he has the power and authority to sign said instrument and, he signed and delivered the said instrument as a free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal this 27th day of October, 2014.

 Notary Public



Y:\Rjw\Alport Trust\Contract - Final\EXHIBIT G - Warranty Deed.doc

Prepared by:
 Robert J. Wagner, P.C.
 108 N. Walkup Ave
 CrystalLake IL 60014

**CITY
 OF
 NORTHLAKE**



**TRANSFER
 STAMP**

REAL ESTATE TRANSFER TAX		11-Nov-2014	
		COUNTY:	400.00
		ILLINOIS:	800.00
		TOTAL:	1,200.00
15-05-107-012-0000 20141001639766 0-167-518-848			

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EXHIBIT A

LEGAL DESCRIPTION OF THE LAND

LOTS 11, 12, 13 AND 14 IN BLOCK 6 IN MIDLAND DEVELOPMENT COMPANY'S NORTH LAKE VILLAGE, A SUBDIVISION OF THE NORTH HALF OF THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, EXCEPT THE SOUTH 208.7 FEET OF THE WEST 208.7 FEET EAST OF WOLF ROAD OF THE NORTH HALF OF THE NORTHWEST QUARTER AFORESAID, IN COOK COUNTY, ILLINOIS.

Commonly known as: 151 East North Avenue, Northlake, IL
PIN: 15-05-107-011, 15-05-107-012, 15-05-107-013, 15-05-107-014

EXHIBIT B
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PERMITTED ENCUMBRANCES

- R 21. LEASE MADE BY LASALLE NATIONAL BANK ASSOCIATION, AS TRUSTEE UNDER PROVISIONS OF A TRUST AGREEMENT DATED MAY 14, 1963 AND KNOWN AS TRUST NUMBER 4371 TO AUTOZONE DEVELOPMENT CORPORATION, A NEVADA CORPORATION DATED NOVEMBER 16, 2004 AND RECORDED MAY 20, 2005 AS DOCUMENT NO. 0514049212, DEMISING THE LAND FOR A TERM OF 20 YEARS, AND ALL RIGHTS THEREUNDER OF, AND ALL ACTS DONE OR SUFFERED THEREUNDER BY, SAID LESSEE OR BY ANY PARTY CLAIMING BY, THROUGH, OR UNDER SAID LESSEE.

UNRECORDED ASSIGNMENT(S) OF SAID LESSEE AND LESSOR'S INTEREST, AND THE TERMS AND PROVISIONS CONTAINED THEREIN.

- D 23. EASEMENT IN FAVOR OF PUBLIC SERVICE CO., A CORPORATION OF ILLINOIS, AND THE ILLINOIS BELL TELEPHONE COMPANY, ITS/THEIR RESPECTIVE SUCCESSORS AND ASSIGNS, TO INSTALL, OPERATE AND MAINTAIN ALL EQUIPMENT NECESSARY FOR THE PURPOSE OF SERVING THE LAND AND OTHER PROPERTY, TOGETHER WITH THE RIGHT OF ACCESS TO SAID EQUIPMENT, AND THE PROVISIONS RELATING THERETO CONTAINED IN THE GRANT RECORDED AUGUST 11, 1939 AS DOCUMENT NUMBER 12353669 AND FILED IN THE OFFICE OF THE REGISTRAR OF TITLES ON AUGUST 11, 1939 AS DOCUMENT NO. LR830785, AFFECTING THE REAR 5 FEET OF THE LAND.

(AFFECTS LOTS 11, 12, 13 AND 14)

- E 24. COVENANTS AND RESTRICTIONS (BUT OMITTING ANY SUCH COVENANT OR RESTRICTION BASED ON RACE, COLOR, RELIGION, SEX, HANDICAP, FAMILIAL STATUS OR NATIONAL ORIGIN UNLESS AND ONLY TO THE EXTENT THAT SAID COVENANT (A) IS EXEMPT UNDER CHAPTER 42, SECTION 3607 OF THE UNITED STATES CODE OR (B) RELATES TO HANDICAP BUT DOES NOT DISCRIMINATE AGAINST HANDICAPPED PERSONS), RELATING TO USE, LOCATION, COST, GROUND AREA AND CHARACTER, SANITARY FACILITIES, CONSTRUCTION, APPROVAL OF PLANS AND NUMBER OF BUILDING TO BE ERRECTED ON THE LAND CONTAINED IN THE DOCUMENT FILED AS DOCUMENT NO. LR830636 WHICH DOES NOT CONTAIN A REVERSIONARY OR FORFEITURE CLAUSE. SAID DOCUMENT NO. LR830636 REFERRED TO IN DEED RECORDED DECEMBER 6, 1946 AS DOCUMENT NO. 13953311.

(AFFECTS LOT 14)

- F 25. 10 FOOT EASEMENT OVER THE REAR OF THE LAND FOR UTILITY INSTALLATION AND MAINTENANCE AS PROVIDED FOR IN DOCUMENT NO. 13953311 RECORDED DECEMBER 6, 1946.

(AFFECTS LOT 14)

- G 26. EASEMENT OVER THE REAR 10 FEET OF THE LAND FOR UTILITY PURPOSES (EXCEPT WHERE ALLEYS ARE INDICATED) AS DISCLOSED BY VARIOUS AND NUMEROUS DEEDS FROM CHICAGO TITLE AND TRUST COMPANY AS TRUSTEE.

(AFFECTS LOTS 12 & 13)

- H 27. COVENANTS AND RESTRICTIONS (BUT OMITTING ANY SUCH COVENANT OR RESTRICTION BASED ON RACE, COLOR, RELIGION, SEX, HANDICAP, FAMILIAL STATUS OR NATIONAL

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ORIGIN UNLESS AND ONLY TO THE EXTENT THAT SAID COVENANT (A) IS EXEMPT UNDER CHAPTER 42, SECTION 3607 OF THE UNITED STATES CODE OR (B) RELATES TO HANDICAP BUT DOES NOT DISCRIMINATE AGAINST HANDICAPPED PERSONS), RELATING TO USE, LOCATION, COST, GROUND AREA, CHARACTER, SANITARY FACILITIES, MATERIAL, CONSTRUCTION, NUMBER AND APPROVAL OF PLANS AND SPECIFICATIONS OF BUILDINGS TO BE ERECTED ON THE LAND CONTAINED IN THE DOCUMENT RECORDED APRIL 26, 1943 AS DOCUMENT NO. 13065038 WHICH DOES NOT CONTAIN A REVERSIONARY OR FORFEITURE CLAUSE.

(AFFECTS LOT 11)

- I 28. PERPETUAL EASEMENT RESERVED OVER THE REAR 10 FEET OF THE LAND FOR UTILITY INSTALLATION AND MAINTENANCE (EXCEPT WHERE ALLEYS ARE DEDICATED) CONTAINED IN DEED RECORDED APRIL 26, 1943 AS DOCUMENT 13065038.

(AFFECTS LOT 11)

- A0 29. ENCROACHMENT OF THE PAVEMENT LOCATED MAINLY ON THE PROPERTY WEST AND ADJOINING ONTO SUBJECT PROPERTY BY APPROXIMATELY 0.8 FEET TO 2.6 FEET, AS SHOWN ON PLAT OF SURVEY JOB NUMBER 2014-231 ALTA PREPARED BY MARK T. BERNHARDT OF HERITAGE LAND CONSULTANTS, LLC DATED OCTOBER 7, 2014.

- AP 30. ENCROACHMENT OF THE CONCRETE PAVEMENT/PARKING/SIDEWALK LOCATED MAINLY ON THE LAND ONTO THE SOUTH 10 FOOT UTILITY AND SOUTH 5 FOOT UTILITY EASEMENT(S) AS SHOWN ON PLAT OF SURVEY JOB NUMBER 2014-231 ALTA PREPARED BY MARK T. BERNHARDT OF HERITAGE LAND CONSULTANT, LLC DATED OCTOBER 7, 2014.