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TRUSTEE'S DEED

Reserved for Recorder's Office



Doc#: 1514656062 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 05/26/2015 02:23 PM Pg: 1 of 4

This indenture made this 16th day of February, 2015, between **CHICAGO TITLE LAND TRUST COMPANY**, a corporation of Illinois, as 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 25th day of May, 1997 and known as Trust Number 1103890 party of the first part, and

FOREST PRESERVE PLAZA, L.L.C., AN ILLINOIS LIMITED LIABILITY COMPANY
party of the second part,

whose address is :

1721 Moon Lake Blvd, Ste. 101
Hoffman Estates, IL 60194

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:

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF:

Address of Property: 7340 W. Irving Park Road, Chicago, IL 60634

Property Tax Number: 12-24-204-023-0000 (affects this property & other property)

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 behoove 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 Assistant Vice President, the day and year first above written.



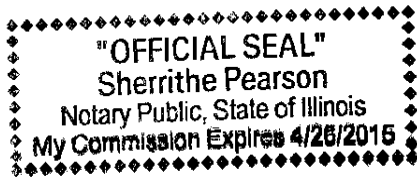
CHICAGO TITLE LAND TRUST COMPANY,
as Trustee as Aforesaid

By: *Kelli A. Beyer*
Kelli A. Beyer – Trust Officer / Assistant Vice President

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 Assistant Vice President 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 Assistant Vice President appeared before me this day in person and acknowledged that he/she signed and delivered the said instrument as his/her own free and voluntary act and as the free and voluntary act of the Company; and the said Assistant Vice President then and there caused the corporate seal of said Company to be affixed to said instrument as his/her own free and voluntary act and as the free and voluntary act of the Company.

Given under my hand and Notarial Seal this 20th day of March, 2015



Sherrithe Pearson
NOTARY PUBLIC

This instrument was prepared by:
CHICAGO TITLE LAND TRUST COMPANY
10 S. LaSalle Street, Suite 2750
Chicago, IL 60613

AFTER RECORDING, PLEASE MAIL TO:

Christyl Marsh
Cohen, Salk & Howard, P.C.
630 Dundee Road, Suite 120
Northbrook, IL 60062

SEND SUBSEQUENT TAX BILLS TO:

Forest Preserve Plaza, L.L.C.
1721 W. Moon Lake Blvd. #101
Hoffman Estates, IL 60144

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EXHIBIT A

LEGAL DESCRIPTION

That part of Lot 18 described as follows:

Point of beginning being the Southwesterly corner of said Lot 18; thence continuing along the Southeasterly line of said Lot 18, a distance of 18.12 feet; thence continuing along a line parallel to the Southwesterly line of said Lot 18, a distance of 70.72 feet, to a point in the North line of said Lot 18, thence continuing Westerly along said North line of said Lot 18, a distance of 21.13 feet to the Northwesterly corner of said Lot 18; thence continuing along the Southwesterly line of said Lot 18, a distance of 81.70 feet to a point of beginning and that part of the South 1/2 of the vacated alley lying North and adjoining the land in Block 1 in Volk Brothers Irving Park Boulevard Subdivision, being a Subdivision in the North East fractional 1/4 of Section 24, Township 40 North, Range 12 East of the Third Principal Meridian, lying North of the Indian Boundary Line (except the West 10 feet thereof) and except the right of way of the C. F. D. R. R. and also except that part of the Lot 1 aforesaid conveyed to Cook County, Illinois, the State of Illinois for highway purposes, in Cook County, Illinois.

PIN: 12-24-204-023-0000 (affects the subject property and other property)

Address: 7340 West Irving Park Road, Chicago, IL 60634

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STATEMENT BY GRANTOR AND GRANTEE

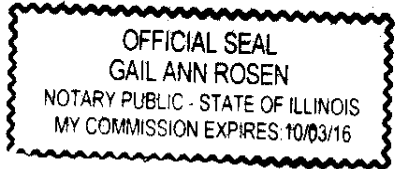
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 and hold title to real estate under the laws of the State of Illinois.

Dated: February 20, 2015

Signature: [Handwritten Signature] (Grantor or Agent)

Subscribed and sworn to before me by the said agent this 20th day of February, 2015.

Gail Ann Rosen (Notary Public)



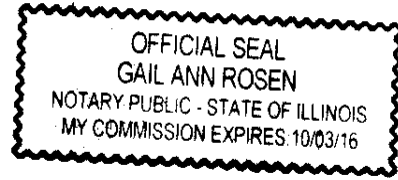
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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: February 20, 2015

Signature: [Handwritten Signature] (Grantee or Agent)

Subscribed and sworn to before me by the said grantee this 20th day of February, 2015.

Gail Ann Rosen (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.]