

UNOFFICIAL COPY

74281-4

WARRANTY DEED

MAIL RECORDED
DEED TO:

PAG Park Harbor LLC 5
834 Heathcliff Court
Houston, TX 77024

NAME & ADDRESS OF
TAXPAYER.

PAG Park Harbor LLC 5
834 Heathcliff Court
Houston, TX 77024



Doc#: 1536319108 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 12/29/2015 02:30 PM Pg: 1 of 3

ACG CHICAGO, LLC, a Delaware limited liability company (the "Grantor"), for and in consideration of One Dollar (\$1.00) and other good and valuable considerations in hand paid, receipt of which is hereby acknowledged, Conveys and Warrants to **PAG PARK HARBOR LLC 5**, a Texas limited liability company (the "Grantee"), having an office at 834 Heathcliff Court, Houston, Texas 77024, the property described on Exhibit "A" attached hereto and incorporated herein by reference.

Subject to:

1. Real estate taxes for the year 2015 and all years thereafter;
2. Easements, conditions, restrictions and covenants of record;
3. Encroachment of fence as shown on survey prepared by Exacta Illinois Surveyors, Inc. dated November 28, 2012, under Job No. 1310.1885; and
4. Oil, gas, coal and other mineral rights reserved or conveyed by prior grantors.

IN WITNESS WHEREOF, the said Grantor has executed this instrument on this 17th day of December, 2015.

ACG CHICAGO, LLC

By: Conlon Family Partnership, LP, a North Carolina limited partnership, its Manager

By: Conlon Management, LLC, a North Carolina limited liability company

By: Michael B. Conlon
Michael B. Conlon, its Manager

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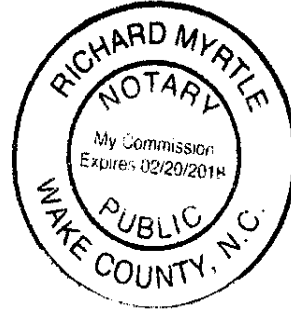
STATE OF NC)
)
COUNTY OF WAKE)

ss.

I, the undersigned, a notary public in and for said County and State aforesaid, do hereby certify that Michael B. Conlon, personally known to me to be the Manager of Conlon Management, LLC, whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, and as the free and voluntary act of said company, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 17th day of DECEMBER, 2015.

Richard Myrtle
Notary Public



Permanent Index No.

29-01-300-005-0000
29-01-300-011-0000
29-01-300-056-0000

Deed Prepared By:

Kurt S. Schroeder
Greensfelder, Hemker & Gale, P.C.
12 Wolf Creek Drive
Suite 100
Belleville, IL 62226

Property Address:

4 Oak Court
Calumet City, IL 60409

REAL ESTATE TRANSFER TAX

49277 12-29-15
Calumet City • City of Homes \$ 5300.00

REAL ESTATE TRANSFER TAX

49278 12-29-15
Calumet City • City of Homes \$ 5300.00

STATE OF ILLINOIS



DEC. 29. 15

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000026181

REAL ESTATE TRANSFER TAX
0132500
FP 103037

COOK COUNTY
REAL ESTATE TRANSACTION TAX



DEC. 29. 15

REVENUE STAMP

0000026129

REAL ESTATE TRANSFER TAX
0066250
FP 103042

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PARCEL 1:

THAT PART OF THE SOUTHWEST 1/4 OF SECTION 1, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT A POINT IN THE EAST LINE OF STONEY ISLAND AVENUE AS WIDENED WHICH IS 131.70 FEET EAST OF THE WEST LINE OF SAID SECTION 1 AND 133 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 1 AND RUNNING THENCE EAST ALONG A LINE WHICH IS 133 FEET NORTH OF THE SOUTH LINE OF SECTION 1 AND THE NORTH LINE OF PROPERTY OF PENNSYLVANIA RAILROAD COMPANY FOR A DISTANCE OF 800 FEET TO A POINT; THENCE NORTH AT RIGHT ANGLES TO LAST DESCRIBED LINE FOR A DISTANCE OF 375 FEET; THENCE WEST ON A LINE WHICH IS PARALLEL TO THE SOUTH LINE OF SECTION 1 TO A POINT OF INTERSECTION OF SAID LAST DESCRIBED LINE WITH EAST LINE OF STONEY ISLAND AVENUE AS WIDENED; THENCE SOUTH ALONG SAID EASTERLY LINE OF STONEY ISLAND AVENUE AS WIDENED TO A PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE NORTH 103 FEET OF THE SOUTH 133 FEET OF THE WEST 1300 FEET OF THE SOUTHWEST 1/4 OF SECTION 1, TOWNSHIP 36, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 3:

A STRIP OF LAND 20 FEET IN WIDTH IN THE SOUTHWEST 1/4 OF SECTION 1, TOWNSHIP 36 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, SAID STRIP BEING DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON A LINE DRAWN PARALLEL WITH AND 133 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 1, SAID POINT BEING 20.06 FEET EAST OF THE EAST LINE OF A TRACT CONVEYED TO FRANK BAZEK BY DEED RECORDED IN THE RECORDER'S OFFICE OF COOK COUNTY, ILLINOIS ON DECEMBER 14, 1948 AS DOCUMENT 14461204; THENCE NORTH PARALLEL WITH SAID EAST LINE OF SAID TRACT A DISTANCE OF 395 FEET; THENCE WEST PARALLEL WITH SAID SOUTH LINE OF SECTION 1, A DISTANCE OF 804.25 FEET TO THE EAST LINE OF STONEY ISLAND AVENUE; THENCE SOUTH ALONG SAID EAST LINE OF STONEY ISLAND AVENUE, A DISTANCE OF 20.06 FEET TO THE NORTH LINE OF THE AFORESAID TRACT; THENCE EAST ALONG SAID NORTH LINE OF SAID TRACT, A DISTANCE OF 785.05 FEET TO THE NORTHEAST CORNER OF SAID TRACT; THENCE SOUTH ALONG THE EAST LINE OF SAID TRACT, A DISTANCE OF 375 FEET TO AN INTERSECTION WITH SAID LINE DRAWN PARALLEL WITH AND 133 FEET NORTH OF SAID SOUTH LINE OF SECTION 1; THENCE EAST ALONG SAID PARALLEL LINE, A DISTANCE OF 20 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

