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SPECIAL WARRANTY DEED



This instrument prepared by:

Bruce D. Goodman
Timm & Garfinkel, LLC
770 Lake Cook Road
Suite 150
Deerfield, IL 60015

Doc#: 1622444046 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/11/2016 02:42 PM Pg: 1 of 4

The Grantor, Wal-Mart Real Estate Business Trust, a Delaware statutory trust, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, conveys and warrants to the Village of Richton Park, Cook County Illinois ("Grantee"), whose address is 4455 Sauk Trail, Richton Park, Illinois, 60471, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

See Exhibit A attached hereto and made a part hereof.

Permanent Real Estate Index Numbers: 31-33-100-003 and 31-33-100-004.
Address of property: SEC of Sauk Trail and Central Avenue, Richton Park, Illinois.

TO HAVE AND TO HOLD the above granted premises unto the Grantee forever.

The Grantor hereby covenanting that the Grantor and the successors of the Grantor, shall and will warrant and defend the title to the premises unto the said Grantee, and to the successors and assigns of said Grantee forever, against the lawful claims arising by, through or under the Grantor (but no others), subject to general real estate taxes for 2017 and subsequent years, and all covenants, conditions and restrictions of record.

Dated this 2 day of June, 2016.

WAL-MART REAL ESTATE BUSINESS
TRUST, a Delaware statutory trust

By: 
Printed Name: J. P. JOHNSON
Title: Vice President of Real Estate

 MEMBER OFFICE

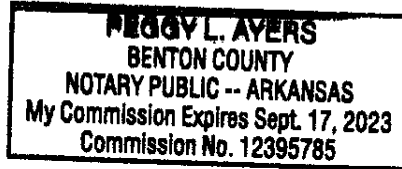
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STATE OF ARKANSAS)
) ss.
COUNTY OF BENTON)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, certify that L.B. Johnson, 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 (s)he signed, sealed and delivered the said instrument as (his) (her) free and voluntary act of Wal-Mart Real Estate Business Trust, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 2nd day of June, 2016.

Reggy L. Ayers (Notary Public)



After recordation, mail to:
John B. Murphey
Rosenthal, Murphey, Coblenz & Donahue
30 North LaSalle Street, Suite 1624
Chicago, IL 60602

All future tax bills to be mailed to:
Village of Richton Park
4455 Sauk Trail
Richton Park, IL 60471

**Exempt under Real Estate Transfer Tax Law
35 ILCS 200/31-45 sub par. B and Cook County
Ord. 93-0-27 par. 2.**

Date 8-11-16 By [Signature]

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Exhibit A
Legal Description

LOT 2 IN WALMART RICHTON PARK SUBDIVISION, BEING A SUBDIVISION OF PART OF THE NORTHEAST 1/4 OF SECTION 32 AND THE NORTHWEST 1/4 OF SECTION 33, ALL IN TOWNSHIP 35 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED APRIL 6, 2016, AS DOCUMENT NO. 1609739067, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

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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 8-11, 2016

Signature: Bruce Goodman, Atty for grantor (Grantor or Agent)

Subscribed and sworn to before me by the

said Bruce Goodman, atty for grantor

this 11th day of August

2016.

Sharon M Ladewski (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 8-11, 2016

Village of Richton Park

Signature: [Signature] (Grantee or Agent)

John B. Murphey, Agent

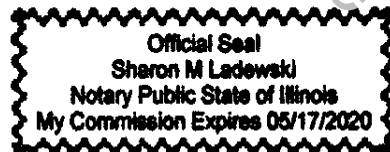
Subscribed and sworn to before me by the

said John B. murphey

this 11th day of August

2016.

Sharon M Ladewski (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.]