

# UNOFFICIAL COPY

## WARRANTY DEED IN LIEU OF FORECLOSURE



•16336290640•

Doc# 1633629064 Fee \$42.00

RHSP FEE: \$9.00 RPRF FEE: \$1.00

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 12/01/2016 02:47 PM PG: 1 OF 3

KNOW ALL MEN BY THESE PRESENTS that the GRANTOR, RIDGESTONE BANK, of the County of Cook and State of Illinois, for and in consideration of the sum of TEN and NO CENTS (\$10.00) DOLLARS and other good and valuable consideration in hand paid, CONVEY and WARRANT TO GRANTEE, LILY POND LLC C SERIES, an Illinois limited liability company, whose address is

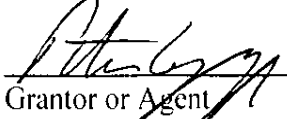
180 N. LaSalle Street, 3<sup>rd</sup> Floor, Chicago, IL 60601, the following described Real Estate situated in the County of Cook, State of Illinois to wit:

UNIT NUMBER 2 IN THE METROPOLIS-HAGENBRING CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOT 3 IN METROPOLIS SUBDIVISION, BEING A RESUBDIVISION OF LOTS 1, 2, 3, 4 AND 17 IN SEIBURG'S SUBDIVISION, THE EAST ½ OF LOTS 1 AND 2 IN BLOCK 25 IN THE TOWN OF DUNTON AND VACATED STREETS ADJOINING THERETO, ACCORDING TO THE PLAT OF RESUBDIVISION RECORDED MARCH 15, 1999 AS DOCUMENT 99243785, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED MARCH 20, 2007 AS DOCUMENT NUMBER 0707915132; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

PIN: 03-29-346-036-1002

COMMONLY KNOWN AS: 10 S. Vail Avenue, Unit 2, Arlington Heights, IL 60005

Exempt under provision of Paragraph L, Section 31-45 if the Real Estate Transfer Tax Law, 35 ILCS 200/31-45.

  
\_\_\_\_\_  
Grantor or Agent

Date: 11/15, 2016



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IN WITNESS WHEREOF, the undersigned have hereunto set their hand and seal this 15<sup>th</sup> day of November, 2016.

RIDGESTONE BANK

By: Peter Cozzi

Name: Peter Cozzi

Its: AVP

STATE OF Illinois )

) SS.

COUNTY OF Cook )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Peter Cozzi, personally known to me to be the AVP of RIDGESTONE BANK, and is the same individual 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 entity for the uses and purposes therein set forth.

Given under my hand and official seal this 15 day of November, 2016.



Maritza Vargas  
NOTARY PUBLIC

My commission expires: September 8, 2018

This instrument was prepared by  
and after recording mail to:

Evan D. Blewett, Esq.  
Chuhak & Tecson, P.C.  
30 S. Wacker Drive, Suite 2600  
Chicago, Illinois 60606

Send tax bills to:

Lily Pond LLC C Series  
180 N. LaSalle Street, 3<sup>rd</sup> Floor  
Chicago, IL 60601

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## STATEMENT BY GRANTOR AND GRANTEE

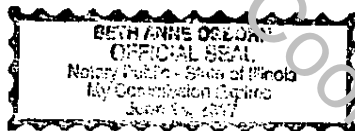
The grantor or his/her agent affirms that, to the best of his knowledge, the name of the grantor shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois partnership, an Illinois corporation or foreign corporation authorized to do business or acquire 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: January 29, 2016

PRICOR HOLDINGS LLC, an Illinois limited liability company

By: Kimberly K. Priola  
Kimberly K. Priola, Manager

SUBSCRIBED and SWORN to before me this 29<sup>th</sup> day of January, 2016.



[Signature]  
NOTARY PUBLIC

My commission expires: 6/14/17

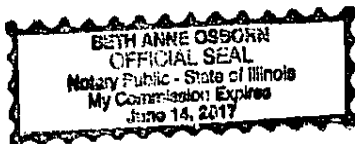
The grantee or his/her agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real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

Ridgestone Bank

Date: January 29, 2016

By: [Signature]  
Its: ATP

SUBSCRIBED and SWORN to before me this 29<sup>th</sup> day of January, 2016.



[Signature]  
NOTARY PUBLIC

My commission expires: 6/14/17

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 5 of the Illinois Real Estate Transfer Act.]