

After Recording Return to:
The Huntington National Bank
7575 Huntington Park Drive
Columbus, Ohio 43235

Order Number:
IL17030755

Instrument Prepared by:
Kevin T. Kavanaugh, Esq.
3331 W. Big Beaver, Ste. 109
Troy, MI 48084
Licensed in IL,
Bar ID No. 6280331

Mail Tax Statements To:
Muhammad Khan
1590 Southridge Trail,
Algonquin, IL 60102

Tax Parcel ID#
03-03-301-106-0000



Doc# 1713713071 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 05/17/2017 02:50 PM PG: 1 OF 3

WARRANTY DEED

This WARRANTY DEED executed this 24th day of April, 2017.
WITNESSETH, **THE HUNTINGTON NATIONAL BANK**, of the County of Cook, State of Illinois,
hereinafter called "GRANTOR," whether one or more, does hereby grant to **MUHAMMAD KHAN**,
residing at 1590 Southridge Trail, Algonquin, IL 60102, hereinafter called "GRANTEE," whether one or
more:

Wherever used herein the terms "GRANTOR" AND "GRANTEE" include all the parties to this
instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns
of corporations.

GRANTOR, for and in consideration of the sum of \$81,000.00, Eighty-One Thousand Dollars
and No Cents and other valuable considerations, the receipt whereof is hereby acknowledged, does hereby
warrant, grant, bargain, sell, assign, remiss, release, convey and confirm unto the GRANTEE, all that
certain land, situated in Cook County, Illinois, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Assessor's Parcel Tax ID#: 03-03-301-106-0000

PROPERTY ADDRESS: 823 McHenry Road, Unit A, Wheeling, IL 60090

Together with all the tenements, hereditaments, and appurtenances thereto belonging or in
anywise appertaining.

TO HAVE AND TO HOLD, the same in fee simple forever.

AND the GRANTOR hereby covenants with said GRANTEE that the GRANTOR is lawfully
seized of said land in fee simple; that the GRANTOR has good right and lawful authority to sell and

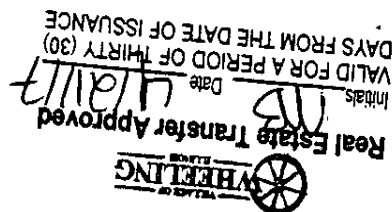
REAL ESTATE TRANSFER TAX

17-May-2017



COUNTY:	38.50
ILLINOIS:	77.00
TOTAL:	115.50

03-03-301-106-0000 | 20170401646762 | 1-681-445-312



Rvok

UNOFFICIAL COPY

EXHIBIT A LEGAL DESCRIPTION

The following described real estate situated in the County of Cook and State of Illinois, to-wit:

Parcel 1

The Northerly 55.25 feet of Lot 5 in Colonial Hills, being a resubdivision in the Southwest Quarter of Section 3, Township 42 North, Range 11, East of the Third Principal Meridian, in Cook County, Illinois; except that part taken for roadway purposes described as follows:

That part of Lot 5 in Colonial Hills, being a resubdivision in the Southwest Quarter of Section 3, Township 42 North, Range 11, East of the Third Principal Meridian, bounded and described as follows: Beginning at the Northeasterly corner of said Lot 5;

Thence North 62 degrees 03 minutes 01 second West, being an assumed bearing on the Northerly line of said Lot 5, said line also being the Southerly right-of-way line of McHenry Road (Illinois Route 83), a distance of 79.54 feet (79.50 feet record) to the Northwesterly corner of said Lot 5;

Thence South 27 degrees 53 minutes 28 seconds West on the Westerly line of said Lot 5, a distance of 5.0 feet;

Thence South 62 degrees 03 minutes 10 seconds East, a distance of 79.54 feet to the Easterly line of said Lot 5;

Thence North 27 degrees 53 minutes 37 seconds East, a distance of 5.0 feet to the point of beginning, in Cook County, Illinois.

Parcel 2

The Easterly 10.0 feet, as measured along the Southerly line of the Southerly 30.0 feet, as measured along the Easterly line of Lot 5, in Colonial Hills, being a resubdivision in the Southwest Quarter of Section 3, Township 42 North, Range 11, East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 3

Easements for Ingress and Egress, appurtenant to and for the use and benefit of Parcels 1 and 2, as set forth in the Declaration of easements, dated June 24, 1963 and recorded July 30, 1965, as Document No. 18868668, made by LaSalle National Bank, a National Banking Association, as Trustee under trust agreement known as Trust No. 28093, in Cook County, Illinois.

Subject to easements, restrictions, reservations, covenants, and conditions of record.

Being the same property conveyed from THE JUDICIAL SALES CORPORATION, an Illinois Corporation, to HUNTINGTON NATIONAL BANK, dated January 30, 2017, recorded February 15, 2017, as Document No. 1704613044, in Cook County Records.

Assessor's Parcel No: 03-03-301-106-0000

Property Address: 823 McHenry Road, Unit A, Wheeling, IL 60090