After Recording Return UNOFFICIAL COPY

The Huntington National Bank 7575 Huntington Park Drive Columbus, Ohio 43235

Order Number: 11 17030755

Instrument Prepared by:

Kevin T. Kavanaugh, Esq. 3331 W. Big Beaver, Stc. 109 Troy, MI 48084 Licensed in IL. Bar ID No. 6280331

Mail Tax Statements To:

Muhammad Khan 1590 Southridge Trail. Algonquin, II, 60132

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 21 day of AVVI . 2017. WITNESSETH, THE HUNTINGTO'N 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 ii 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 kereby acknowledged, does hereby warrant, grant, bargain, sell, assign, remiss, release, convey and confirm anto the GRANTEE, all that certain land, situated in Cook County, Illinois, to wit:

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

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

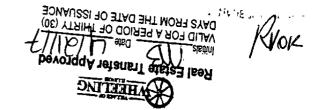
PROPERTY ADDRESS: 823 McHenry Road, Unit A, Wheeling, IL 60090

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

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convey said land, hereby warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever.

Subject to: covenants, conditions and restrictions of record; and taxes from 2017 and subsequent years, including taxes which may accrue by reason of new or additional improvements during the current year.

In all references herein to any parties, persons, entities or corporations, the use of any particular gender or the plural or singular number is intended to include the appropriate gender or number as the text of the within instrument may require.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

IN WITNESS WHEREOF, GRANTOR has hereunto set his hand and seal the day and year first written above.

THE HUNTINGTON NA LIOMAL BANK	
Ву:	
Name: BUAN SOKOL Title: STAFF OFFICE?	7-
AHIA	
STATE OF IBLINOIS OFFICE	
COUNTY OF FRANKLIN) Ss.)
1, Cassie M. Manos	a Notary Public in and for said County and State
	BNIAN SOLOC, on behalf of THE
HUNTINGTON NATIONAL BANK	
, personally known to me to be the same per	erson(s) whose name(s) is subscribed to the foregoing

instrument, appeared before me this day in person, and acknowledged that ne'she/they signed, sealed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand official seal this

CASSIE M MANOS

Notary Public, State of Ohiotary Public My Comm. Expires 02-06-2022y commission expires:

Recorded in the County of Licking

No title search was performed on the subject property by the preparer. The preparer of this deed makes no representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by GRANTOR/GRANTEE and/or their agents; no boundary survey was made at the time of this conveyance.

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EXHIBIT ALEGAL 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 1 ot 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 deg ces 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 Trus ee 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