

UNOFFICIAL COPY

Owner: Ghodrat Sarrafi
Route: IL 58
Section: @ Wolf Rd
County: Cook
Project No.:
Job No.: R-90-007-14
Parcel No.: OKP0011 & TE
P.I.N. No.: 09-07-418-036



Doc# 1720546197 Fee \$72.00

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 07/24/2017 03:09 PM PG: 1 OF 5

WARRANTY DEED (Individual) (Non-Freeway)

Ghodrat Sarrafi, a married man, (Grantor), of the County of Cook and State of Illinois, for and in consideration of Five Thousand Fifty and No/100 Dollars (\$5,050.00), receipt of which is hereby acknowledged, grants, conveys, and warrants to the People of the State of Illinois, Department of Transportation, (Grantee), the following described real estate:

See attached legal description.

* Address: 581 E. Golf Road, Des Plaines, IL 60016

situated in the County of Cook, State of Illinois, and hereby releases and waives all right under and by virtue of the Homestead Exemption Laws of the State of Illinois. The above-described real estate and improvements located thereon are herein referred to as the "premises."

Grantor does not possess rights of Homestead in the premises.

Grantor, without limiting the interest above granted and conveyed, acknowledges that upon payment of the agreed consideration, all claims arising out of the above acquisition have been settled, including without limitation, any diminution in value to any remaining property of the Grantor caused by the opening, improving and using the premises for highway purposes. This acknowledgment does not waive any claim for trespass or negligence against the Grantee or Grantee's agents which may cause damage to the Grantor's remaining property.

Exempt deed or instrument
eligible for recordation
without payment of tax.

J. Brown 4/6/17
City of Des Plaines

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Dated this 14th day of March, 2017.

Ghodrat Sarrafi
Signature
Ghodrat Sarrafi

State of IL)
County of COOK) ss

This instrument was acknowledged before me on 03-14, 2017, by Ghodrat Sarrafi.



[Signature]
Notary Public
My Commission Expires: 02-21-2021

Exempt under 35 ILCS 200/31-45(n) Real Estate Transfer Tax Law.

5-31-2017 Date
Robin G. Weber Buyer, Seller or Representative

This instrument was prepared by and after recording, mail this instrument TO:

Illinois Department of Transportation
ATTN: Bureau of Land Acquisition
201 Center Court, Schaumburg, IL 60196-1096
ATTN: SHEILA DERKA

Mail future tax bills to:
GHODRAT SARRAFI
581 E GOLF ROAD
DESPLAINES, IL 60016-2349

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581 E GOLF ROAD
DESPLAINES, IL 60016

Route: Illinois 58
Section:
County: Cook
Job No.: R-90-007-14
Parcel No.: OKP00011
Station: 201+33.02 to 201+69.47
P.I.N.: 09-07-418-036

That part of Lot 13 in Block 14 in H.M. Cornell and Company's Cumberland, a subdivision of the South Half of the Southeast Quarter of the Southeast Quarter of Section 7, Township 41 North, Range 12 East of the Third Principal Meridian, also that part of the East Half of the Northeast Quarter of Section 18, Township 41 North, Range 12 East of the Third Principal Meridian, lying north of the centerline of Seegers Road, called Elk Grove Road, and a resubdivision of Lots 1 and 8 in Seeger's Subdivision of part of the South Half of fractional Section 7, and part of the North Half of fractional Section 18, Township 41 North, Range 12 East of the Third Principal Meridian, according to the plat thereof recorded February 29, 1928, as Document No. 9940985 in Book 255 of Plats, page 36, and filed in the Office of the Registrar of Titles February 29, 1928, as Document No. 394967, and according to the Surveyor's Certificate of Correction thereof recorded September 25, 1929, as Document No. 10492548 and filed in said Registrar's Office September 16 1932, as Document No. 592610, situated in the City of Des Plaines, Cook County, Illinois, bearings and distances based on the Illinois State Plane Coordinate System, East Zone, NAD 83 (2007 Adjustment), with a combined factor of 0.99996426, described as follows:

Beginning at the most northerly northwest corner of said Lot 13; thence North 87 degrees 11 minutes 05 seconds East, 24.90 feet along the north line thereof; thence South 72 degrees 38 minutes 23 seconds West, 31.85 feet to the northwesterly line of said Lot 13; thence North 33 degrees 44 minutes 54 seconds East, 9.96 feet along said line to the Point of Beginning.

Said parcel contains 0.002 acre (100 square feet), more or less.

RECEIVED

JAN 21 2015

MS

PLATS & LEGALS

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OKP0011

PLAT ACT AFFIDAVIT

STATE OF ILLINOIS)
) SS.
COUNTY OF Cook)

I, Robin G. Weber, being duly sworn on oath, state that the attached deed is not in violation of 765 ILCS 205/1(b) because the conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.

Affiant further states that he makes this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording.

Robin G. Weber

Sworn to and subscribed before me
this 19 day of June, 2017

[Signature]
Notary Public



Property of Cook County Clerk's Office

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OKP0011

GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE AS REQUIRED BY SECTION 35 ILCS 200/31-47

GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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 another entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

DATED: 6 | 19 | 2017

SIGNATURE: Robin G Weber
GRANTOR or AGENT

GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public:

Jonathan Abplanalp

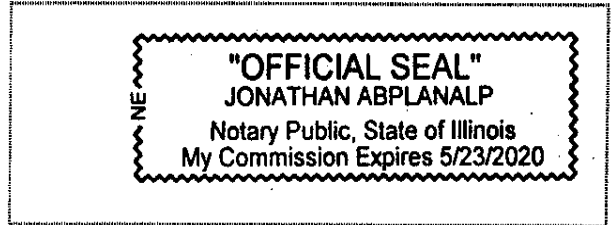
By the said (Name of Grantor): Robin G Weber

AFFIX NOTARY STAMP BELOW

On this date of: 6 | 19 | 2017

NOTARY SIGNATURE:

Jonathan Abplanalp



GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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.

DATED: 6 | 19 | 2017

SIGNATURE: Robin G Weber
GRANTEE or AGENT

GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public:

Jonathan Abplanalp

By the said (Name of Grantee): Robin G Weber

AFFIX NOTARY STAMP BELOW

On this date of: 6 | 19 | 2017

NOTARY SIGNATURE:

Jonathan Abplanalp



CRIMINAL LIABILITY NOTICE

Pursuant to Section 55 ILCS 5/3-5020(b)(2), 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 Act: (35 ILCS 200/Art. 31)**)