

UNOFFICIAL COPY

Doc#: 1906618081 Fee: \$52.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 03/07/2019 01:45 PM Pg: 1 of 3

SPECIAL WARRANTY DEED

Dec ID 20190201611517
ST/CO Stamp 0-865-854-880 ST Tax \$380.00 CO Tax \$190.00

**THE GRANTOR, LILY POND LLC
C SERIES, an Illinois Series limited
liability company, for and in
consideration of TEN and No/100
(\$10.00) DOLLARS, and other good
and valuable consideration in hand
paid, hereby GRANTS, CONVEYS
and SELLS to 380 W. NORTHWEST
HWY., LLC, an Illinois limited
liability company ("Grantee"), the
following described Real Estate
situated in the County of Cook, and
State of Illinois, to wit:**

See the Legal Description attached hereto and made a part hereof as "Exhibit A" ("Property")

Permanent Real Estate Index Numbers: 03-30-406-017-0000 & 03-30-406-018-0000

Property Address: 380 W. Northwest Highway, Arlington Heights, IL 60004

Subject only to: if any, Real estate taxes for the second installment of 2019 and subsequent years; assessments and special district levies, and zoning and other regulatory laws and ordinance affecting the property; easements, reservations, charges, covenants, restrictions, rights of way and other matters of record.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever of Grantor, either in law or equity, of, in and to the Property with the hereditaments and appurtenances TO HAVE AND TO HOLD the said Property as above described, with the appurtenances, unto the Grantee, and its successor and assigns forever; and Grantor, for itself, and its successors, does covenant, promise and agree, to and with Grantee, and its successors and assigns, that it has not done or suffered to be done, anything whereby the said Property hereby granted is, or may be, in any manner encumbered or charged, except as herein recited; and that it will warrant and defend said Property against persons lawfully claiming, or to claim the same, by, through or under Grantor.

FIRST AMERICAN TITLE
FILE # 2957041

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IN WITNESS WHEREOF, said Grantor has caused their name to be signed on this Special Warranty Deed by its authorized representative.

Dated this 1st day of March 2019.

LILY POND LLC C SERIES, an Illinois Series limited liability company

By: [Signature]

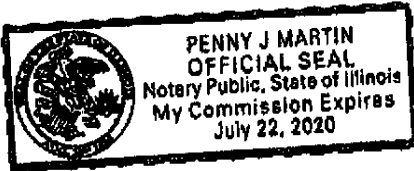
Name: Thad Van Hiel

Its: Authorized Signatory

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State of Illinois, DO HEREBY CERTIFY that Thad Van Hiel personally known to me to be an Authorized Signatory of LILY POND LLC C SERIES, an Illinois Series limited liability company, and 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 as such Authorized Signatory he signed and delivered the said instrument, pursuant to authority given to him by LILY POND LLC C SERIES, an Illinois Series limited liability company, as his free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal this 1st day of March 2019.



[Signature]
NOTARY PUBLIC

After recording mail to:

Lee DeWald
DeWald Law Group
1237 S. Arlington Heights Road
Arlington Heights, IL 60005

Prepared by:

Chuhak & Tecson, P.C.
Andrew L. Glubisz
30 S. Wacker Drive, Suite 2600
Chicago, IL 60606

Send subsequent tax bills to:

400 W. Northwest Hwy., LLC
2045 S. Arlington Heights Road, Ste. 100
Arlington Heights, IL 60005

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EXHIBIT A LEGAL DESCRIPTION

LOTS 15 AND 16 IN BLOCK 4 IN ATKINS ADDITION TO ARLINGTON HEIGHTS BEING A SUBDIVISION OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 30, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF THE CHICAGO AND NORTHWESTERN RAILROAD, IN COOK COUNTY, ILLINOIS.

PERMANENT REAL ESTATE INDEX NUMBERS: 03-30-406-017-0000 & 03-30-406-~~018-0000~~ 018-0000

PROPERTY ADDRESS 380 W. NORTHWEST HIGHWAY, ARLINGTON HEIGHTS, IL 60004