

UNOFFICIAL COPY

WARRANTY DEED
IN LIEU OF FORECLOSURE

AFTER RECORDING MAIL TO:
AGNES POGORZELSKI, ESQ.
7443 W. IRVING PARK ROAD
SUITE 1W
CHICAGO, ILLINOIS 60634

THIS INSTRUMENT PREPARED BY:
AGNES POGORZELSKI, ESQ.
7443 W. IRVING PARK ROAD
SUITE 1W
CHICAGO, ILLINOIS 60634



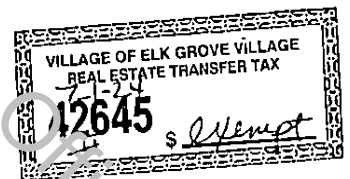
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Doc# 2418509024 Fee \$88.00
ILRHSP FEE:\$18.00 RPRF FEE:\$1.00
CEDRIC GILES
COOK COUNTY CLERK'S OFFICE
DATE: 7/3/2024 12:14 PM
PAGE: 1 OF 4

This indenture, made this 10th day of September, 2019, between **ASHFORD PROPERTY DEVELOPMENTS, LTD., an Illinois Corporation**, a Corporation created and existing under and by virtue of the laws of the State of Illinois, having its corporate address at 269 E. Schaumburg Road, Unit 346, Schaumburg, Illinois 60194, party of the first part, and **SJL GROUP, an Illinois Corporation**, a Corporation created and existing under and by virtue of the laws of the State of Illinois, with its corporate address at 1350 Plymouth Lane, Glenview, Illinois 60025, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid by the party of the second part, the receipt and sufficiency whereof is hereby acknowledged, does hereby CONVEY(S) and WARRANT(S) onto the party of the second part and to its successors and/or assigns, FOREVER, all interest in the following described Real Estate situated in County of Cook, in the State of Illinois, to wit:

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

PIN: 08-26-309-015-0000
ADDRESS: 755 Nicholas Blvd., Elk Grove Village, Illinois 60007



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 the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premise as above described, with the appurtenances, unto the party of the second part and its successors and assigns forever.

This property is not a subject the Homestead Exemption Laws of the State of Illinois.

This instrument is delivered as a deed in lieu of foreclosure in accordance with 735 ILCS 5/15- 1401. The party of the second part is the holder of a first mortgage against the property, recorder with Cook County Recorder of Deeds as document number _____.

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EXHIBIT "A"

THE NORTH 70.00 FEET OF LOT 6 ON CENTEX INDUSTRIAL PARK NORTH UNIT 2, BEING A SUBDIVISION IN SECTION 26, TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Property address: 755 Nicholas Boulevard, Elk Grove Village, IL 60007
Tax Number: 05-26-309-015-0000

Property of Cook County Clerk's Office

