



Illinois Department of Transportation

Affidavit of Title

Owner County of Lake, Trustee
 Address Vacant Land,
 Mundelein, IL 60060 IL
 Route Route 60/83
 Section IL 176 to IL 60 at IL 83
 County Lake
 Parcel No. 1NZ0013
 P.I.N. No. 10-23-301-007

State of Illinois)
) ss.
 County of Lake)

I, _____, as _____

of, being first duly sworn upon oath states as follows:

- Affiant has personal knowledge of the facts averred herein.
- There are **no parties** other than Grantor in possession of any portion of the premises described in attached Exhibit "A" through easement, lease, oral or written, or otherwise, whether or not of record.
 There are no parties other than Grantor **and the parties listed below** in possession of any portion of the premises described in attached Exhibit "A" through easement, lease, oral or written, or otherwise, whether or not of record:

SEE ATTACHED EXHIBIT "A"

- This affidavit is made to provide factual representation as a basis for the State of Illinois to accept a document of conveyance for the premises described in said conveyance, the premises being a portion of or all of the above-described premises, from the record owners thereof.
- The affiant has no knowledge of any driveway agreements, encroachments, overlaps, or boundary line disputes involving the premises to be conveyed.
- The said premises described in Exhibit "A" are: (Check One)
 Vacant and unimproved Agricultural and unimproved
 Improved and
 (A) There have been no improvements made or contracted for on the premises within six (6) months immediately preceding the date of the affidavit, out of which a claim for a mechanic's lien could accrue or has accrued; and
 (B) To the best of my knowledge all improvements now on the premises comply with all local building and zoning ordinances.

- 6. There are no chattel mortgages, conditional sales contracts or financing statements existing on or in connection with the premises to be conveyed which are not shown by the public records.
- 7. There are no taxes or special assessments which are not shown as existing liens by the public records involving the premises described in Exhibit A.
- 8. Per 50 ILCS 105/3.1, the identities of all owners and beneficiaries having an interest in the premises to be conveyed are as follows (check applicable box(es) and complete information requested):

Individual. Individual **owner** of the property is: _____

Nonprofit Organization. There is no individual or other organization receiving distributable income from the organization.

Public Organization, including units of local government. There is no individual or other organization receiving distributable income from the organization

Publicly Traded Corporation. There is no readily known shareholder entitled to receive more than 7-1/2% interest in the total distribution income of the corporation.

Corporation, Partnership, Limited Liability Company. Those entitled to receive more than 7-1/2% of the total distributable income of said entity are as follows:

	Name	Address
*1.	_____	_____
2.	_____	_____
3.	_____	_____
4.	_____	_____

Land Trust or Declaration of Trust. The identity of each beneficiary of Grantor Trust is as follows:

	Name	Address	% of Interest
*1.	_____	_____	_____
2.	_____	_____	_____
3.	_____	_____	_____
4.	_____	_____	_____

* IF THE INITIAL DISCLOSURES SHOW INTERESTS HELD BY ANOTHER CORPORATION, PARTNERSHIP, LIMITED LIABILITY COMPANY, OR TRUST, THEN FURTHER DISCLOSURES SHOULD BE PROVIDED UNTIL THE NAMES OF INDIVIDUALS OWNING THE INTEREST IN THE ENTITY ARE DISCLOSED.

Job R-91-019-10
IL 60/83
County Lake
Section
Parcel 1NZ0013

LEGAL DESCRIPTION

THAT PART OF LOT 12 IN IVANHOE SUBDIVISION (1879), BEING A SUBDIVISION OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 23, TOWNSHIP 44 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF LOT 1 IN SHELL CROSSINGS SUBDIVISION; THENCE NORTH 0 DEGREES 33 MINUTES 06 SECONDS EAST 235.92 FEET TO THE NORTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 23; THENCE NORTH 89 DEGREES 58 MINUTES 53 SECONDS EAST 11.53 FEET; THENCE SOUTH 0 DEGREES 21 MINUTES 15 SECONDS WEST 235.81 FEET; THENCE SOUTH 54 DEGREES 2 MINUTES 00 SECONDS WEST 279.01 FEET TO THE CENTER LINE OF ROUTE 60; THENCE NORTH 33 DEGREES 13 MINUTES 38 SECONDS WEST 9.17 FEET; THENCE NORTH 54 DEGREES 47 MINUTES 19 SECONDS EAST 268.53 FEET TO THE POINT OF BEGINNING, SITUATED IN LAKE COUNTY, ILLINOIS.

PERMANENT TAX NUMBER(S): 10-23-301-007

Route: IL 60/83
Section:
County: Lake
Job No.: R-91-019-10
Parcel No.: 1NZ0013-A
Station: 34+21.32 to 34+30.17
Index No.: 10-23-301-007

That part of the Northwest Quarter of the Southwest Quarter of Section 23, Township 44 North, Range 10 East of the Third Principal Meridian, lying northwesterly of Lot 1 of Maple Hill Subdivision, the plat of which was recorded as Document No. 7454031, southeasterly of Lot 1 of Shell Crossings Subdivision, the plat of which was recorded as Document No. 6389699, and northeasterly of the centerline of Illinois Routes 60/83, described as follows with bearings and distances based on the Illinois State Plane Coordinate System, East Zone, NAD83 (2011 Adjustment) and a combined scale factor of 0.999950266:

Beginning at the Southwesterly corner of said Lot 1 in Shell Crossings Subdivision; thence North 54 degrees 47 minutes 30 seconds East on the southeasterly line of said Lot 1, a distance of 9.48 feet; thence South 33 degrees 13 minutes 27 seconds East, 8.78 feet to the Northwesterly line of said Lot 1 in Maple Hill Subdivision; thence South 54 degrees 23 minutes 48 seconds West on said Northwesterly line thereof, 59.53 feet to the centerline of Illinois Route 60/83, as dedicated per Document No. 339723; thence North 33 degrees 13 minutes 34 seconds West on said centerline, 9.19 feet to the southwesterly extension of said southeasterly line of Lot 1 in Shell Crossings Subdivision; thence North 54 degrees 47 minutes 30 seconds East on said southwesterly extension, 50.03 feet to the Point of Beginning, situated in the County of Lake, State of Illinois.

Said parcel containing a ground area of 0.012 acre, more or less, of which 0.010 acre, more or less, has been previously dedicated or used for public highway purposes.

APPROVED

By Rod Richgruber at 2:49 pm, Jul 06, 2023

Route: IL 60/83
Section:
County: Lake
Job No.: R-91-019-10
Parcel No.: 1NZ0013-B
Station: 404+89.59 to 405+01.27
Index No.: 10-23-301-007

That part of the Northwest Quarter of the Southwest Quarter of Section 23, Township 44 North, Range 10 East of the Third Principal Meridian, lying westerly of Lot 1 of Maple Hill Subdivision, the plat of which was recorded as Document No. 7454031, and easterly of Lot 1 of Shell Crossings Subdivision, the plat of which was recorded as Document No. 6389699, and southerly of the centerline of Illinois Route 176, described as follows with bearings and distances based on the Illinois State Plane Coordinate System, East Zone, NAD83 (2011 Adjustment) and a combined scale factor of 0.999950266:

Beginning at the northeast corner of said Lot 1 in Shell Crossings Subdivision; thence North 0 degrees 35 minutes 30 seconds East on the northerly extension of the east line of said Lot 1, a distance of, 17.61 feet; to the north line of the Northwest Quarter of the Southwest Quarter of said Section 23; thence South 89 degrees 57 minutes 33 seconds East on said north line, 11.53 feet to the northwest corner of Lot 1 in said Maple Hill Subdivision; thence South 0 degrees 18 minutes 43 seconds West on the west line of said Lot, 17.28 feet to the south Right-of-Way line of Illinois Route 176 as dedicated per Document No. 339723; thence South 88 degrees 24 minutes 37 seconds West on said south Right-of-Way line, 11.62 feet to the Point of Beginning, situated in the County of Lake, State of Illinois.

Said parcel containing a ground area of 0.005 acre, or 202 square feet, more or less, of which 0.005 acre, or 202 square feet, more or less, has been previously dedicated or used for public highway purposes.

APPROVED

By Rod Richgruber at 2:50 pm, Jul 06, 2023

Owner County of Lake, Trustee
Address Vacant land
Mundelein, IL 60060

Route IL-60/83
County Lake
Job No. R-91-019-10
Parcel No. 1NZ0013
P.I.N. No. 10-23-301-007
Contract No.

QUITCLAIM DEED
(Governmental Entity) (Non-Freeway)

County of Lake, Trustee, a governmental entity organized and existing under and by virtue of the laws of the State of Illinois and duly authorized to do business under the Statutes of the State of Illinois, (Grantor), for and in consideration of Three Hundred Dollars (\$300), receipt of which is hereby acknowledged, and pursuant to authority given by the Board of Directors of said corporation, grants, conveys and quitclaims to the People of the State of Illinois, Department of Transportation, (Grantee), all the existing legal and equitable rights of the Grantor, and without limitation any after-acquired title, in and to the following described real estate:

See attached legal description.

The above-described real estate and improvements located thereon are herein referred to as 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.

Dated this ____ day of _____, _____.

County of Lake, Trustee

Corporation Name

By: _____
Signature

Print Name and Title

ATTEST:

By: _____
Signature

Print Name and Title

State of _____)
County of _____) ss

I hereby certify that on this ____ day of _____, _____ this instrument was acknowledged before me in person by _____
County of Lake, Trustee

(SEAL)

Notary Public

My Commission Expires: _____

Exempt under 35 ILCS 200/31-45 (b), Real Estate Transfer Tax Law	
_____	_____
Date	Buyer, Seller or Representative

PREPARED BY AND RETURN TO:
Illinois Department of Transportation
Attn: District 1 Land Acquisition
201 West Center Court
Schaumburg, Illinois 60196-1096

MAIL TAX BILLS TO:

Route: IL 60/83
Section:
County: Lake
Job No.: R-91-019-10
Parcel No.: 1NZ0013-A
Station: 34+21.32 to 34+30.17
Index No.: 10-23-301-007

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Beginning at the Southwesterly corner of said Lot 1 in Shell Crossings Subdivision; thence North 54 degrees 47 minutes 30 seconds East on the southeasterly line of said Lot 1, a distance of 9.48 feet; thence South 33 degrees 13 minutes 27 seconds East, 8.78 feet to the Northwesterly line of said Lot 1 in Maple Hill Subdivision; thence South 54 degrees 23 minutes 48 seconds West on said Northwesterly line thereof, 59.53 feet to the centerline of Illinois Route 60/83, as dedicated per Document No. 339723; thence North 33 degrees 13 minutes 34 seconds West on said centerline, 9.19 feet to the southwesterly extension of said southeasterly line of Lot 1 in Shell Crossings Subdivision; thence North 54 degrees 47 minutes 30 seconds East on said southwesterly extension, 50.03 feet to the Point of Beginning, situated in the County of Lake, State of Illinois.

Said parcel containing a ground area of 0.012 acre, more or less, of which 0.010 acre, more or less, has been previously dedicated or used for public highway purposes.

APPROVED

By Rod Richgruber at 2:49 pm, Jul 06, 2023

Route: IL 60/83
Section:
County: Lake
Job No.: R-91-019-10
Parcel No.: 1NZ0013-B
Station: 404+89.59 to 405+01.27
Index No.: 10-23-301-007

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Said parcel containing a ground area of 0.005 acre, or 202 square feet, more or less, of which 0.005 acre, or 202 square feet, more or less, has been previously dedicated or used for public highway purposes.

APPROVED

By Rod Richgruber at 2:50 pm, Jul 06, 2023

Owner County of Lake, Trustee
Address Vacant Land,
Mundelein, IL 60060
Route IL-60/83
County Lake
Job No. R-91-019-10
Parcel No. 1NZ0013
P.I.N. No. 10-23-301-007
Section IL-176 to IL-60 at IL-83
Project No.
Station 34+21.32 to 34+30.17
Station 404+89.59 to 405+01.27
Contract No.
Catalog No.

CERTIFIED RESOLUTION
(Governmental Entity)

I, _____, _____ of County of Lake, Trustee, a governmental entity organized and existing under the laws of the State of Illinois, including without limitation, city, village, incorporated town, county, park district, or township, do hereby certify that:

1. The following is a true and correct copy of a resolution adopted by the Council or Board of said governmental entity, a quorum of its members, trustees, or commissioners being present at a meeting held of the ____ day of _____, 2026, and
2. The resolution has not been amended or revoked and is in full force and effect.

Resolved that _____, the _____ and _____, the _____ of the Council or Board of the above-referenced governmental entity are hereby authorized and directed to convey the governmental entity's interest in the following described real estate in Lake County, Illinois to the People of the State of Illinois, Department of Transportation for highway purposes for the sum of \$300.00:

See attached legal description.

Further resolved that they are authorized and directed to execute and deliver such instruments as may be necessary or convenient to consummate such sale.

Further resolved that the members, aldermen, trustees or commissioners of the Council or Board of the governmental entity or electors of the governmental entity, pursuant to _____ voted for the adoption of this resolution as follows: AYE____; NAY____; ABSENT ____

Dated this _____ day of _____, 2026.

Signature

Print Name and Title

State of _____)
County of _____) ss

This instrument was acknowledged before me on _____, 2026, by _____, as _____ of _____.

(SEAL)

Notary Public

My Commission Expires: _____

Route: IL 60/83
Section:
County: Lake
Job No.: R-91-019-10
Parcel No.: 1NZ0013-A
Station: 34+21.32 to 34+30.17
Index No.: 10-23-301-007

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APPROVED

By Rod Richgruber at 2:49 pm, Jul 06, 2023

Route: IL 60/83
Section:
County: Lake
Job No.: R-91-019-10
Parcel No.: 1NZ0013-B
Station: 404+89.59 to 405+01.27
Index No.: 10-23-301-007

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APPROVED

By Rod Richgruber at 2:50 pm, Jul 06, 2023



Owner County of Lake, Trustee
Job No. R-91-019-10
Parcel No. 1NZ0013

The People of the State of Illinois, Department of Transportation (Grantee) acknowledges Receipt of the following:

(Check all that apply.)

- Warranty Deed covering 0.017 acres
- Permanent Easement covering _____ acres
- Temporary Construction Easement covering _____ acres

all located in Lake County, Illinois as right of way for Illinois Route IL-60/83, Section IL-176 to IL-60 at IL-83 dated October 7, 2024, executed by the undersigned Grantors.

Grantor and Grantee agree as follows:

1. The payment of the sum of Three Hundred Dollars (\$300.00) to Grantor as total consideration for the quit claim deed, by Grantee is subject to Grantee's approval of title and documentation and, if applicable, Grantee's final approval in accordance with Section 9.02 of the Illinois State Finance Act.
2. All improvements located, wholly or partially, on the parcel shall become the property of the State of Illinois, unless provided as follows:

None
3. Possession and transfer of title to IDOT occur when Grantee delivers a state warrant to Grantor, in person or to the address stated herein, in the amount of the above stated consideration, unless provided herein. Grantor shall have the sole responsibility and obligation to protect, preserve and maintain the parcel and improvements thereon until delivery of possession to Grantee.
4. Grantor directs Grantee to disburse the above stated consideration by warrant or by separate warrants as follows:

<u>Name*</u>	<u>TIN/FEIN/SSN**</u>	<u>Address</u>	<u>Amount</u>
County of Lake, Trustee		18 N. County St, 6th Fl, Waukegan, IL 60085	\$300.00
			\$
			\$

*If multiple names on the same warrant, list first and circle the name of the person or entity whose TIN/FEIN/SSN is entered above. If lien holder is to be paid by warrant, use Grantor's TIN or SSN with their name listed first and lien holder second. The first payee must match the TIN used.

****Attach a current W-9 form for each TIN/FEIN/SSN.**

5. **NON-FOREIGN CERTIFICATION – FIRPTA.** Section 1445 of the Internal Revenue Code provides that a transferee (buyer) of a U.S. real property interest must withhold tax if the transferor is a foreign person. For purposes of this paragraph, “Transferee” shall mean “Grantee” and “Transferor” shall mean “Grantor”. To inform the Grantee that withholding of tax is not required upon the disposition of a U.S. real property interest by Grantor, the Grantor hereby certifies the following:
- a. Transferor is the owner of the real property being conveyed;
 - b. Transferor is not a foreign person, entity, or disregarded entity (as such terms are defined in the Internal Revenue Code and Income Tax Regulations); and
 - c. Transferor’s U.S. Taxpayer Identification Number and address set forth above are true and correct.

Transferor understands that this certification may be disclosed to the Internal Revenue Service by Transferee and that any false statement contained herein could be punished by fine, imprisonment or both.

_____ Initial _____

6. Illinois law (15 ILCS 405/10.05 to 405/10.05b) requires the State of Illinois Comptroller to deduct from any State of Illinois warrants or payments the amount of any outstanding account or claim in favor of the State of Illinois and any amount necessary to satisfy past due child support or delinquent student loan and financial aid obligations on any loan guaranteed by the Illinois Student Assistance Commission.
7. This Receipt of Conveyance Documents and Disbursement Statement is the entire and exclusive agreement between the parties and supersede any written or oral understanding, promise or agreement, directly or indirectly related to the conveyance of parcel and improvements. The parties agree that any changes to this Receipt may only be made in writing and signed by the parties.

Date: _____

Grantor: County of Lake, Trustee

Signature

Print Name (and Title, if applicable)

Signature

Print Name (and Title, if applicable)

Date: _____

Grantee:

The People of the State of Illinois, Department of Transportation

for State of Illinois, Department of Transportation

Request for Taxpayer Identification Number and Certification

Go to www.irs.gov/FormW9 for instructions and the latest information.

**Give form to the
requester. Do not
send to the IRS.**

Before you begin. For guidance related to the purpose of Form W-9, see *Purpose of Form*, below.

Print or type. See Specific Instructions on page 3.	1	Name of entity/individual. An entry is required. (For a sole proprietor or disregarded entity, enter the owner's name on line 1, and enter the business/disregarded entity's name on line 2.)		
	2	Business name/disregarded entity name, if different from above.		
	3a	Check the appropriate box for federal tax classification of the entity/individual whose name is entered on line 1. Check only one of the following seven boxes. <input type="checkbox"/> Individual/sole proprietor <input type="checkbox"/> C corporation <input type="checkbox"/> S corporation <input type="checkbox"/> Partnership <input type="checkbox"/> Trust/estate <input type="checkbox"/> LLC. Enter the tax classification (C = C corporation, S = S corporation, P = Partnership) _____ Note: Check the "LLC" box above and, in the entry space, enter the appropriate code (C, S, or P) for the tax classification of the LLC, unless it is a disregarded entity. A disregarded entity should instead check the appropriate box for the tax classification of its owner. <input type="checkbox"/> Other (see instructions) _____	4 Exemptions (codes apply only to certain entities, not individuals; see instructions on page 3): Exempt payee code (if any) _____ Exemption from Foreign Account Tax Compliance Act (FATCA) reporting code (if any) _____ <i>(Applies to accounts maintained outside the United States.)</i>	
	3b	If on line 3a you checked "Partnership" or "Trust/estate," or checked "LLC" and entered "P" as its tax classification, and you are providing this form to a partnership, trust, or estate in which you have an ownership interest, check this box if you have any foreign partners, owners, or beneficiaries. See instructions <input type="checkbox"/>		
	5	Address (number, street, and apt. or suite no.). See instructions.	Requester's name and address (optional)	
	6	City, state, and ZIP code		
	7	List account number(s) here (optional)		

Part I Taxpayer Identification Number (TIN)

Enter your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid backup withholding. For individuals, this is generally your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the instructions for Part I, later. For other entities, it is your employer identification number (EIN). If you do not have a number, see *How to get a TIN*, later.

Social security number									
				-					
or									
Employer identification number									

Note: If the account is in more than one name, see the instructions for line 1. See also *What Name and Number To Give the Requester* for guidelines on whose number to enter.

Part II Certification

Under penalties of perjury, I certify that:

1. The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me); and
2. I am not subject to backup withholding because (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding; and
3. I am a U.S. citizen or other U.S. person (defined below); and
4. The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

Certification instructions. You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and, generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions for Part II, later.

Sign Here	Signature of U.S. person	Date
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General Instructions

Section references are to the Internal Revenue Code unless otherwise noted.

Future developments. For the latest information about developments related to Form W-9 and its instructions, such as legislation enacted after they were published, go to www.irs.gov/FormW9.

What's New

Line 3a has been modified to clarify how a disregarded entity completes this line. An LLC that is a disregarded entity should check the appropriate box for the tax classification of its owner. Otherwise, it should check the "LLC" box and enter its appropriate tax classification.

New line 3b has been added to this form. A flow-through entity is required to complete this line to indicate that it has direct or indirect foreign partners, owners, or beneficiaries when it provides the Form W-9 to another flow-through entity in which it has an ownership interest. This change is intended to provide a flow-through entity with information regarding the status of its indirect foreign partners, owners, or beneficiaries, so that it can satisfy any applicable reporting requirements. For example, a partnership that has any indirect foreign partners may be required to complete Schedules K-2 and K-3. See the Partnership Instructions for Schedules K-2 and K-3 (Form 1065).

Purpose of Form

An individual or entity (Form W-9 requester) who is required to file an information return with the IRS is giving you this form because they