

2005R14105

RECORDED ON

05/26/2005 04:04:48PM

CHAMPAIGN COUNTY
RECORDER
BARBARA A. FRASCA

REC FEE: 25.00

REV FEE:

PAGES: 2

PLAT ACT: 0

PLAT PAGE:

CORPORATION WARRANTY DEED

THE GRANTOR, Woodard Development Corp., a corporation duly organized and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State where the following described real estate is located, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged and pursuant to authority given by the Board of Director of said corporation hereby, **CONVEYS, AND WARRANTS** to the **GRANTEES,**

Woodard's Crestlake Homeowner's Association,

an Illinois not for profit corporation, of the village of St. Joseph, County of Champaign, and State of Illinois, the following real estate:

Lots 741 & 742 of Woodard's Crestlake Subdivision No. 7
as per plat recorded November 26, 2003 as Document
2003 R 52251, in Champaign County, Illinois.

Lot 741 PIN #: 28-22-12-355-049

Lot 742 PIN #: Part of 28-22-12-300-013

(THIS FORM CONTINUED ON THE OTHER SIDE)

Subject (1) Real Estate taxes for the year 2005 and subsequent years;
to: (2) Covenants, conditions, restrictions, and easements apparent or of record.
(3) All applicable zoning laws and ordinance

situated in the County of Champaign and State of Illinois hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of Illinois.

IN WITNESS WHEREOF, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to These presents by its President, and attested by its Vice President, this 18th Day of May 2005.

Woodard Development Corp.

By: 
President, Ralph E. Woodard

Attest: 
Vice President, Mark A. Woodard

State of Illinois)
County of Champaign)

I, the undersigned, a Notary Public in and for the County and State written above, **DO HEREBY CERTIFY** that **Ralph E. Woodard** and **Mark A. Woodard**, personally known to me to be the President and Vice President of **Woodard Development Corporation**, a corporation, and also known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered this instrument as their free and voluntary act of the corporation, for the uses and purposes shown in the document and they were authorized to execute this release by the board of directors of the corporation.



Dated: May 18, 2005

 , Notary Public

Deed Prepared By:

Woodard Development Corp.
227 East Lincoln, P. O. Box 560
St. Joseph, IL 61873-0560

Return To:

David Fritz
408 Birch Court
St. Joseph, IL 61873

Send Tax Bill to:

David Fritz
408 Birch Court
St. Joseph, IL 61873

EXEMPT under provisions of paragraph "E", Section 4, Real Estate Transfer Act.

Date: 5-19-2005


Ralph E. Woodard, seller

Champaign County Assessor Information

- Select by Perm Number
- Select by Name
- Select by Prop loc
- Select Assessment by Township
- Select Sales by Township
- Display Township Boundaries

Previous Screen

Taxpayer and Parcel Information		Township Assessor: MICHAEL PALMER 369-6274	
Name	FRITZ DAVID	Parcel Number	28-22-12-354-035
Mailing Address	WOODARDS CRESTLAKE HOMEOWNERS ASSO	Sect Twp	Range Acres
	408 BIRCH CT	12 19	10 .00
	ST JOSEPH IL 61873-9062		
Property Location	COMMONS		Latest Deed Reference
Taxpayer Description			Bk: Pg: Docno: 2005R14105

Brief Legal Description	Sales Information			
	mo/yr	Amount	Type	Acreage

Current Assessment						2006 Pay 2007 Exemptions			
	Land	Building	Farm Land	Farm Building	Total	Owner Occupied	Home Improvement	Over 65	Senior Citizen Freeze App Received
2006 Pay 2007	\$0.	\$0.	\$0.	\$0.	\$0.				
Market Value	\$0.	\$0.		\$0.		Exemptions currently being updated available in March 2007			
	\$0.					Telephone (217) 384-3760 for Exemption Verification			

Appeal Assessments between July 1st and Sept 10th at Board of Review 384-3758.

Assessment History							Exemption History				Drainage History		
			Land	Building	Farm Land	Farm Building	Total	Owner Occupied	Home Improvement	Over 65	Senior Citizen Tax Freeze	Annual Drainage	Special Drainage Paid
2005	Pay	2006	\$0.	\$0.	\$0.	\$0.	\$0.	\$0.	\$0.	\$0.	\$0.	\$0.00	\$0.00
2004	Pay	2005	\$0.	\$0.	\$0.	\$0.	\$0.	\$0.	\$0.	\$0.	\$0.	\$0.00	\$0.00
2003	Pay	2004	\$0.	\$0.	\$0.	\$0.	\$0.	\$0.	\$0.	\$0.	\$0.	\$0.00	\$0.00
											Total	\$0.00	\$0.00