

**HB0534**



**100TH GENERAL ASSEMBLY**

**State of Illinois**

**2017 and 2018**

**HB0534**

by Rep. Carol Sente

**SYNOPSIS AS INTRODUCED:**

Authorizes the Director of Natural Resources to exchange described parcels of real estate in Lake County for another parcel of described real estate in Lake County. Effective immediately.

LRB100 05820 HEP 15843 b

**A BILL FOR**

1 AN ACT concerning property.

2 **Be it enacted by the People of the State of Illinois,**  
3 **represented in the General Assembly:**

4 Section 5. The Director of the Department of Natural  
5 Resources, on behalf of the State of Illinois, is authorized to  
6 exchange the interest in certain real properties in Lake  
7 County, Illinois, hereinafter referred to as Parcels 1 and 2,  
8 for certain real property of equal or greater value in Lake  
9 County, Illinois, hereinafter referred to as Parcel 3, such  
10 Parcels being described as follows:

11 PARCEL 1:

12 A parcel of land being part of an area known as Site 4  
13 acquired jointly by agreement between Lake County Forrest  
14 Preserve District and the State of Illinois Department of  
15 Transportation, Division of Water Resources (now the State  
16 of Illinois, Department of Natural Resources) by a Judgment  
17 Order filed May 1 1980 in the Circuit Clerks Office of Lake  
18 County, Case number 78 ED 52, more particularly described  
19 as:

20 That part of Section 20 and 29, in township 44 North, Range  
21 12 East of the 3rd P. M., described as follows: Beginning  
22 at a point on the North line of the South 1478.4 feet

1 (22.40 chains) of the Southwest Quarter of said Section 20,  
2 which point is 459.63 feet East of the Northwest corner of  
3 the South 1478.4 feet of the Southwest Quarter of said  
4 Section 20, said point also being on the Easterly line of  
5 the Commonwealth Edison Company right-of-way and also  
6 being the Southwest corner of "The Terrace" being H.O.  
7 Stone and Company's Subdivision Recorded September 28,  
8 1925, as Document 265877; thence Southeasterly along the  
9 Easterly line of said Commonwealth Edison Company  
10 right-of-way 3754.84 feet, more or less, to the  
11 Northwesterly right-of-way line of the Chicago and North  
12 Western Railway (Mayfair Branch); thence Northeasterly  
13 along the Northwesterly line of said Chicago and North  
14 Western Railway (Mayfair Branch) to a point on the South  
15 line of said Section 20; thence West along the South line  
16 of Section 20 a distance of 810 feet, more or less to a  
17 point which is 700 feet West of the East line of the  
18 Southwest Quarter of said Section 20; thence North along a  
19 line parallel to and 700 feet West of the West line of the  
20 East Half of said Section 20 to the Southerly line of "The  
21 Terrace" Subdivision; which is also the North line of the  
22 South 22.40 chains of the Southwest Quarter of said Section  
23 20; thence West along the last described line to the place  
24 of beginning, in Lake County, Illinois, containing 84.5  
25 acres, more or less.

## 1 PARCEL 2:

2 A parcel of land being part of an area known as Site 18  
3 acquired jointly by agreement between Lake County Forrest  
4 Preserve District and the State of Illinois Department of  
5 Transportation, Division of Water Resources (now the State  
6 of Illinois, Department of Natural Resources) by a Judgment  
7 Order filed November 14 1977 in the Circuit Clerks Office  
8 of Lake County, Case number 76 ED 98, more particularly  
9 described as:

10 That part of the North Half of Section 17 and the Northeast  
11 Quarter of Section 18, Township 43 North, Range 12 East of  
12 the 3rd P. M., described as follows: Commencing at the  
13 intersection of the North line of Section 18 with the  
14 Easterly right of way line of Waukegan Road (State Route  
15 43); thence Southeasterly along the said Easterly right of  
16 way line of Waukegan Road to the south line of the North  
17 Half of said Section 17; thence East along said South line  
18 of Section 17 to the center line of the West Skokie  
19 Drainage Ditch; thence Northerly and Northwesterly along  
20 the center line of said West Skokie Drainage Ditch to the  
21 North line of said Section 17; thence West along said North  
22 line to the place of beginning, (excepting therefrom that  
23 part of the Northwest Quarter of the Northwest Quarter of  
24 Section 17, described as follows: Beginning at a point on  
25 the North line of said Northwest Quarter of the Northwest

1 Quarter 343.34 feet West of the Northeast corner of said  
2 Northwest Quarter of the Northwest Quarter; thence South at  
3 right angle to said North line of the Northwest Quarter of  
4 the Northwest Quarter a distance of 298.0 feet; thence West  
5 at right angle to the last described course, a distance of  
6 247.0 feet; thence North at right angle to the last  
7 described course, a distance of 298.0 feet to said North  
8 line of the Northwest Quarter of the Northwest Quarter;  
9 thence East on said North line of the Northwest Quarter of  
10 the Northwest Quarter, a distance of 247.0 feet to the  
11 point of beginning, all in Township 43 North, Range 12 East  
12 of the 3rd P.M.) and also (excepting the West 3 acres of  
13 the North Half of the Northeast Quarter of the Northwest  
14 Quarter of Section 17, Township 43 North, Range 12 East of  
15 the 3rd P.M.) and also (excepting the East 660 feet of the  
16 South 132 feet of the Northwest Quarter of Section 17,  
17 Township 43 North, Range 12 East of the 3rd P. M.) and also  
18 (excepting that part of the East Half of the Northwest  
19 Quarter of Section 17, Township 43 North, Range 12 East of  
20 the 3rd P. M., described as follows: Beginning at a point  
21 in the North line of the Northeast Quarter of the Northwest  
22 Quarter of said Section 17 which is 197.6 feet East of the  
23 Northwest corner thereof, being the Northeast corner of the  
24 West 3.0 acres of the North Half of the Northeast Quarter  
25 of the Northwest Quarter of Section 17; thence South along  
26 the East line of said 3.0 acre tract and the East line

1 extended, 1029.8 feet; thence East parallel with the North  
2 line of the Northeast Quarter of the Northwest Quarter of  
3 said Section 17, 423.0 feet; thence North 1029.8 feet to a  
4 point in the North line of the Northeast Quarter of the  
5 Northwest Quarter of said Section 17, which is 423.0 feet  
6 East of the place of beginning and thence West along said  
7 North line 423.0 feet to the place of beginning) and also  
8 (excepting therefrom all parts thereof previously  
9 dedicated or used for public highways or drainage ditch)  
10 all in Lake County, Illinois.

11 PARCEL 3:

12 A parcel of land acquired by the Lake County Forest  
13 Preserve District by a Corporate Warranty Deed, dated  
14 October 12, 2006 recorded October 19, 2006 as document  
15 number 6076619

16 That part of the Northwest Quarter of Section 9, Township  
17 44 North, Range 9 East of the Third Principal Meridian,  
18 lying Westerly of the center line of Darrell Road in Lake  
19 County, Illinois.

20 Section 10. With respect to the transaction under Section  
21 5, each party shall be responsible for any and all title costs  
22 associated with their respective properties.

1           Section 15. The conveyance of Parcels 1 and 2 and the  
2 acceptance of Parcel 3 as authorized by Section 5 shall be made  
3 subject to existing public utilities, existing public roads,  
4 and any and all reservations, easements, encumbrances,  
5 covenants and restrictions of record.

6           Section 20. The Director of Natural Resources shall obtain  
7 a certified copy of the portions of this Act containing the  
8 title, the enacting clause, the effective date, the appropriate  
9 Section or Sections containing the land descriptions of the  
10 property to be conveyed, and this Section within 60 days after  
11 its effective date and, upon receipt of the payment required by  
12 the Section or Sections, if any payment is required, shall  
13 record the certified document in the Recorder's Office in the  
14 county in which the land is located.

15           Section 99. Effective date. This Act takes effect upon  
16 becoming law.