

Remit Payment To:

BLACKHAWK TITLE SERVICES
744 MAIN STREET, SUITE 104
ANTIOCH, IL 60002 (847) 395-7400

INVOICE**Billed To:**

ATTORNEY TERRENCE R. LYONS
505 ORCHARD STREET, SUITE 600
ANTIOCH, IL 60002

Invoice Date: August 3, 2011**Please Pay Before:****Our File Number:** L6-11-4440**Your Reference Number:****Property:**

20747 N. IL ROUTE 53
PALATINE, IL 60067
LAKE

Brief Legal:**DESCRIPTION****AMOUNT****SELLERS CHARGES:**

Owners Policy Charge	955.00
State Transfer Tax (Stamps)	33.00
County Transfer Tax (Stamps)	16.50
Recording of Releases	
Overnight Payoff	
State of Illinois Title Policy Fee (\$3.00) & CPL Letters	53.00
Commitment Update	100.00

BUYERS CHARGES:

Mortgage Policy Charge	
Recording of Deed	39.00
Recording of Mortgage	
Agency Closing Fee	400.00
EPA Endorsement	
Endorsements	
State of Illinois Title Policy Fee	
E mail processing if needed \$25.00	
CPL Letters	25.00
Date Down	100.00

Invoice Total Amount Due \$ **1,721.50**

Fees are subject to change at the discretion of Blackhawk Title based on production, service, risk levels and lender service requirements..

LIVORSI HOLDINGS - KHAN

(L6114440.PFD/L6-11-4440/1)





Fidelity National Title

INSURANCE COMPANY

P.O. BOX 45023
JACKSONVILLE, FL 32232-5023

Title & Escrow Officer: Carla R. Wagner
Commitment Number: L6-11-4440

SCHEDULE A

1. Commitment Date: July 26, 2011 at 08:00 AM.
2. Policy (or Policies) to be issued:
 - (a) Owner's Policy (ALTA Own. Policy (06/17/06) Policy Amount \$33,000.00
Proposed Insured:

MOHAMMAD AZAM KHAN
 - (b) Loan Policy (ALTA Loan Policy (06/17/06) Policy Amount \$
Proposed Insured:

its successors and/or assigns as their respective interests may appear
 - (c) Policy Amount \$
Proposed Insured:
3. Fee Simple interest in the land described in this Commitment is owned, at the Commitment Date, by:

LIVORSI HOLDINGS INCORPORATED
4. The land referred to in the Commitment is described as follows:

SEE SCHEDULE C ATTACHED HERETO

FIDELITY NATIONAL TITLE INSURANCE

BLACKHAWK TITLE SERVICES
SERVICING AGENT
744 MAIN STREET, SUITE 104
ANTIOCH, IL 60002
Phone (847) 395-7400
Fax (847) 395-7516

By: Terrence R. Lyons, Jr.
TERRENCE R. LYONS, JR., AGENT
505 ORCHARD STREET, SUITE 600
ANTIOCH, IL 60002
Phone (847) 395-6150
FAX (847) 628-0975

Commitment Number: L6-11-4440

**FIDELITY NATIONAL TITLE INSURANCE
TERRENCE R. LYONS, JR., AGENT
505 ORCHARD STREET, SUITE 600
ANTIOCH, IL 60002**

**BLACKHAWK TITLE SERVICES, SERVICING AGENT
744 Main Street, Suite 104
Antioch, IL 60002**

**SCHEDULE B - SECTION I
REQUIREMENTS**

The following are the requirements to be complied with:

1. PAY US THE PREMIUMS, FEES AND CHARGES FOR THE POLICY.
2. DEED FROM LIVORSI HOLDINGS INCORPORATED TO MOHAMMAD AZAM KHAN.



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**SCHEDULE B - SECTION II
EXCEPTIONS**

Schedule B of the policy or policies to be issued will contain exceptions to the following matters unless the same are disposed of to the satisfaction of the company:

1. ANY DEFECT IN OR ENCUMBRANCE ON THE TITLE THAT HAS BEEN CREATED OR ATTACHED OR HAS BEEN FILED OR RECORDED IN THE PUBLIC RECORDS SUBSEQUENT TO EFFECTIVE DATE HEREOF AND PRIOR TO THE RECORDING OF THE DEED OR OTHER INSTRUMENT OF TRANSFER IN THE PUBLIC RECORDS THAT VESTS TITLE AS SHOWN IN SCHEDULE A IN THE PROPOSED INSURED.
2. RIGHTS OR CLAIMS OF PARTIES IN POSSESSION NOT SHOWN BY THE PUBLIC RECORDS
3. EASEMENTS OR CLAIMS OF EASEMENTS NOT SHOWN BY THE PUBLIC RECORDS.
4. ANY ENCROACHMENT, ENCUMBRANCE, VIOLATION, VARIATION, OR ADVERSE CIRCUMSTANCE AFFECTING THE TITLE THAT WOULD BE DISCLOSED BY AN ACCURATE AND COMPLETE LAND SURVEY OF THE LAND.
5. ANY LIEN OR RIGHT TO A LIEN, FOR SERVICES, LABOR, OR MATERIAL HERETOFORE OR HEREAFTER FURNISHED, IMPOSED BY LAW AND NOT SHOWN BY THE PUBLIC RECORDS.
6. THE LIEN OF REAL ESTATE TAXES OR ASSESSMENTS IMPOSED ON THE TITLE BY A GOVERNMENTAL AUTHORITY DUE OR PAYABLE, BUT UNPAID FOR THE YEAR 2010 AND THEREAFTER. PERMANENT INDEX NO. 14-35-200-014 (ELA TOWNSHIP) 2010 TAXES: 1ST INSTALLMENT OF \$2,247.54 IS DELINQUENT AND SUBJECT TO INTEREST AND PENALTIES. 2ND INSTALLMENT OF \$2,247.65 IS DUE 9/6/11. ALL GENERAL REAL ESTATE TAXES PRIOR TO 2010 HAVE BEEN PAID. 2011 REAL ESTATE TAXES ARE NOT YET DUE AND PAYABLE.
7. WE MUST BE FURNISHED WITH A CERTIFICATE OF GOOD STANDING AND A CORPORATE RESOLUTION FROM THE PROPER CORPORATION AUTHORITIES AUTHORIZING SALE OF THE INSURED PREMISES.
8. RIGHTS OF THE STATE OF ILLINOIS, THE MUNICIPALITY, AND THE PUBLIC IN AND TO THAT PART OF THE LAND FALLING IN N. IL ROUTE 53.
9. RIGHTS OF WAY FOR DRAINAGE DITCHES, TILES, FEEDERS AND LATERALS, IF ANY.
10. ANY DEED ATTEMPTING TO CONVEY THE LAND MUST BE ACCOMPANIED WITH A PROPERLY EXECUTED AND ACKNOWLEDGED PLAT ACT AFFIDAVIT IN ACCORDANCE WITH THE PROVISIONS OF A CHAPTER 109 OF THE ILLINOIS REVISED STATUES.

NOTES FOR INFORMATION: STANDARD EXCEPTIONS WILL BE WAIVED UPON INSPECTION OF A CURRENT SURVEY, RECEIPT OF A SIGNED COMPOSITE MORTGAGE STATEMENT (ALTA), AND A CHECK OF THE SPECIAL ASSESSMENT. END OF SCHEDULE B



Commitment Number: L6-11-4440

SCHEDULE C

PROPERTY DESCRIPTION

The land referred to in this Commitment is described as follows:

THAT PART OF THE NORTHEAST OF THE NORTHEAST QUARTER OF SECTION 35, TOWNSHIP 43 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION; THENCE NORTH ALONG THE EAST LINE OF SAID SECTION, 437.81 FEET TO A POINT; THENCE WESTERLY 707.20 FEET MORE OR LESS TO A POINT IN THE CENTER LINE OF ILLINOIS STATE ROUTE NO. 53, SAID POINT BEING 438.31 FEET NORTHERLY, (AS MEASURED ALONG SAID CENTER LINE) OF THE SOUTH LINE OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION; THENCE SOUTHERLY ALONG SAID CENTER LINE OF THE SOUTH LINE OF SAID QUARTER QUARTER SECTION; THENCE EASTERLY ALONG THE SOUTH LINE OF SAID QUARTER QUARTER SECTION 685.68 FEET, MORE OR LESS TO THE PLACE OF BEGINNING IN LAKE COUNTY, ILLINOIS.

PERMANENT INDEX NO. 14-35-800-014



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**FIDELITY NATIONAL TITLE INSURANCE
BLACKHAWK TITLE SERVICES
744 Main Street, Suite 104
Antioch, IL 60002**

Wiring Instructions for Blackhawk Title Services are as follows:

NAME OF BANK:	STATE BANK OF THE LAKES
ADDRESS OF BANK:	440 LAKE STREET ANTIOCH, IL 60002
ABA ROUTING NO.:	071909871
FOR CREDIT TO:	BLACKHAWK TITLE SERVICES, INC. ESCROW ACCOUNT
ACCOUNT NO.:	101173-253

These wiring instructions are for this specific transaction. It is imperative that the wire test be exactly as indicated.

END OF NOTES

