



Realty Data Company, LLC

LEADING DATA TECHNOLOGY

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Automated Property Report for

Visionet Systems Limited

Automated Property Report

Prepared For: Carolyn Schmidt
Order ID: 2020-10-21-18.52.52.783-117168649
Search Name: 20-76879
Property Data Effective Date: 9/30/2020
General Name(s) Effective Date: Please see attached reports for Name(s) as Entered
County: Will
Parcel(s): 03-17-405-001-0000
Order Name(s) as Entered: No names for this order

I. Last Deed of Record: For Parcel: 03-17-405-001-0000

Document Type	TRUSTEE'S DEED
Document Date	03/03/2017
Recording Date	03/10/2017
Document Number	2017-020150
Grantor	CARLSON, DONALD J
Grantor	CARLSON, SANDRA J
Grantor	THE CARLSON FAMILY TRUST DATED JANUARY 20, 2007
Grantee	VENTRICE, ANTHONY V
Grantee	VENTRICE, SUZANNE M
Consideration	\$0.00
Additional Info	Transfer County Amount: \$127.50
Special Note	Possible break in deed chain
Special Note	This is the last deed of record

II. Legal Description:

See attached image.

Address: 15509 S HERITAGE DR , PLAINFIELD, IL, 60544

Notes:

III. Real Estate Taxes:

Real Estate Taxes:

Will, DuPage and Cook Counties: Please see attached tax document or taxes were not requested with this report.

Other Counties: Taxes were not requested on this report.

IV. Unreleased Mortgages of Record:
For Parcel: 03-17-405-001-0000

1	Document Type	MORTGAGE
	Document Date	03/03/2017
	Recording Date	03/10/2017
	Document Number	2017-020151
	Mortgagor	VENTRICE, ANTHONY V
	Mortgagor	VENTRICE, SUZANNE M
	Mortgagee	MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. (MERS)
	Mortgagee	PERL MORTGAGE INC
	Consideration	\$250,282.00
	Additional Info	ILLINOIS ANTI-PREDATORY LENDING DATABASE PROGRAM; CERTIFICATE OF COMPLIANCE

V. Unreleased Liens and Judgments of Record:
For Parcel: 03-17-405-001-0000

No documents of this type found

VI. Lis Pendens of Record:
For Parcel: 03-17-405-001-0000

No documents of this type found

VII. Released Mortgages of Record:
For Parcel: 03-17-405-001-0000

1	Document Type	MORTGAGE
	Document Date	03/17/1999
	Recording Date	03/24/1999
	Document Number	99-038243
	Mortgagor	CARLSON, DONALD J
	Mortgagor	CARLSON, SANDRA J; (WIFE)
	Mortgagee	HARRIS TRUST & SVGS BK
	Mortgagee	HARRIS TRUST AND SAVINGS BANK
	Consideration	\$137,000.00
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1.1	Document Type	MORTGAGE, RELEASE
	Document Date	02/13/2002
	Recording Date	03/27/2002
	Document Number	2002-052931
	Grantor	HARRIS TRUST & SVGS BK
	Grantee	CARLSON, DONALD J
	Grantee	CARLSON, SANDRA J
	Referring Doc. No.	99-038243
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2	Document Type	MORTGAGE
	Document Date	01/23/2002
	Recording Date	02/13/2002
	Document Number	2002-025648
	Mortgagor	CARLSON, DONALD J
	Mortgagor	CARLSON, SANDRA J; (WF)
	Mortgagee	HARRIS TRUST & SVGS BK
	Consideration	\$135,000.00
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2.1	Document Type	MORTGAGE, RELEASE
	Document Date	03/16/2017
	Recording Date	03/20/2017
	Document Number	2017-022319
	Grantor	BMO HARRIS BANK, N.A.
	Grantee	CARLSON, DONALD J
	Grantee	CARLSON, SANDRA J
	Referring Doc. No.	2002-025648
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3	Document Type	MORTGAGE
	Document Date	11/15/2002
	Recording Date	11/26/2002
	Document Number	2002-205826
	Mortgagor	CARLSON, DONALD J
	Mortgagor	CARLSON, SANDRA J; (WF)
	Mortgagee	HARRIS BK JOLIET NA
	Consideration	\$50,000.00
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3.1	Document Type	MORTGAGE, SATISFACTION
	Document Date	12/05/2012
	Recording Date	12/31/2012
	Document Number	2012-145159
	Grantor	BMO HARRIS BANK N.A.
	Grantee	CARLSON, DONALD J
	Grantee	CARLSON, SANDRA J
	Referring Doc. No.	2002-205826
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4	Document Type	MORTGAGE
	Document Date	10/04/2013
	Recording Date	11/04/2013
	Document Number	2013-128685
	Mortgagor	CARLSON FAMILY TRUST, DATED JANUARY 20, 2007
	Mortgagor	CARLSON, DONALD J
	Mortgagor	CARLSON, DONALD J
	Mortgagor	CARLSON, SANDRA
	Mortgagor	CARLSON, SANDRA J
	Mortgagee	BANK OF AMERICA, NA
	Consideration	\$100,000.00
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4.1	Document Type	MORTGAGE, RELEASE
	Document Date	03/27/2017
	Recording Date	03/27/2017
	Document Number	2017-024299
	Grantor	BANK OF AMERICA N.A.
	Grantee	CARLSON, DONALD J
	Grantee	CARLSON, SANDRA
	Grantee	CARLSON, SANDRA J
	Grantee	THE CARLSON FAMILY TRUST, DATED JANUARY 20, 2007
	Referring Doc. No.	2013-128685
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VIII. Released Liens and Judgments of Record:
For Parcel: 03-17-405-001-0000

No documents of this type found

IX. Prior Deeds of Record:
For Parcel: 03-17-405-001-0000

1	Document Type	QUITCLAIM
	Document Date	01/20/2007
	Recording Date	05/23/2007
	Document Number	2007-079653
	Grantor	CARLSON, DONALD J
	Grantor	CARLSON, SANDRA J; (WF)
	Grantee	CARLSON FAMILY TRUST DTD JAN/20/07
	Grantee	CARLSON, DONALD J T/U
	Grantee	CARLSON, SANDRA J T/U
	Consideration	\$0.00
	Additional Info	EXEMPT
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2	Document Type	TRUSTEE'S DEED
	Document Date	03/03/2017
	Recording Date	03/10/2017
	Document Number	2017-020150
	Grantor	CARLSON, DONALD J
	Grantor	CARLSON, SANDRA J
	Grantor	THE CARLSON FAMILY TRUST DATED JANUARY 20, 2007
	Grantee	VENTRICE, ANTHONY V
	Grantee	VENTRICE, SUZANNE M
	Consideration	\$0.00
	Additional Info	Transfer County Amount: \$127.50
	Special Note	Possible break in deed chain
	Special Note	This is the last deed of record
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X. Other Documents of Record:
For Parcel: 03-17-405-001-0000

1	Document Type	COVENANT
	Document Date	04/24/2003
	Recording Date	05/13/2003
	Document Number	2003-110186
	Grantor	VILLAGE OF PLAINFIELD
	Grantee	CARLSON, DON
	Consideration	\$0.00
	Additional Info	AUTOMATIC LAWN SPRINKLING SYSTEM

XI. Unmatched Documents:
For Parcel: 03-17-405-001-0000

1	Document Type	INSTRUMENT, RELEASE
	Document Date	04/12/1999
	Recording Date	04/20/1999
	Document Number	99-049524
	Grantor	COUNTRYWIDE HOME LOANS, INC. ETC
	Grantee	CARLSON, DONALD J. ETAL
	Additional Info	Ref: 95 059 253

Declarations, Additional Easements, Covenants, Conditions and Restrictions of Record:

PLAT INFORMATION

**PERMANENT INDEX
NUMBER(S):**

PLAT:

**EASEMENTS:
UTILITY/DRAINAGE:**

CCRS:

BUILDING LINES:

AMENDMENTS:

STANDARD PLAT CCR'S:

SIZE, USE, TYPE, QUALITY, COST, AREA

LIMITATION OF LIABILITY:

1. YOU MAY USE RDC REPORTS FOR BUSINESS PURPOSES ONLY. YOU SHALL NOT USE THE RDC REPORTS OR ANY OF ITS INFORMATION, ELEMENTS OR RELATED FACILITIES OR CAPABILITIES TO CONDUCT ANY BUSINESS OR ACTIVITY, OR SOLICIT THE PERFORMANCE OF ANY ACTIVITY, THAT IS PROHIBITED BY OR WOULD VIOLATE ANY APPLICABLE LAW, RULE, REGULATION, AGREEMENT OR LEGAL OBLIGATION. YOU AGREE TO COMPLY WITH ALL LAWS, RULES, REGULATIONS AND DUTIES APPLICABLE TO ITS USE OF THE RDC REPORTS. IN NO EVENT SHALL RDC'S LIABILITY EVER EXCEED THE PRICE YOU PAID FOR A PARTICULAR PRODUCT OR SERVICE THAT MAY BE THE SUBJECT OF A CLAIM. NO ORAL ADVICE OR WRITTEN INFORMATION GIVEN BY RDC OR ITS AFFILIATES, OR ANY OF THEIR OFFICERS, DIRECTORS, EMPLOYEES, AGENTS, PROVIDERS, OR THE LIKE, SHALL CREATE A WARRANTY; NOR SHALL YOU RELY ON ANY SUCH INFORMATION OR ADVICE.

2. THIS IS A SEARCH OF THE PUBLIC RECORDS (DEFINED AS RECORDS ESTABLISHED OF ILLINOIS STATUTES FOR THE PURPOSE OF IMPARTING CONSTRUCTIVE NOTICE OF MATTERS RELATING TO REAL PROPERTY TO PURCHASERS FOR VALUE AND WITHOUT KNOWLEDGE AND WITH RESPECT THERETO, NO LIABILITY IS ASSUMED FOR (A) THE IDENTITY OF ANY PARTY REFERRED TO HEREIN; (B) THE VALIDITY, LEGAL EFFECT OR PRIORITY OF ANY MATTER SHOWN; (C) THE INACCURACY OF THE AFOREMENTIONED PUBLIC RECORDS; AND (D) THE PHYSICAL CONDITION OF THE LAND DESCRIBED HEREIN.

3. THE DUTY OF THE PREPARER HEREUNDER SHALL BE TO USE REASONABLE CARE IN PREPARING THE SEARCH AND ANY LIABILITY OF THE PREPARER HEREUNDER SHALL ONLY BE IN FAVOR OF THE PARTY NOTED HEREIN WHO SHALL SUSTAIN ACTUAL MONETARY LOSS IN RELIANCE UPON THE INFORMATION CONTAINED HEREIN, BUT WHO IS WITHOUT ACTUAL KNOWLEDGE OF ANY MATTER CONTAINED IN THE PUBLIC RECORDS (AS DEFINED AFORESAID HEREIN) NOT NOTED HEREIN.

4. OTHER THAN FOR THE PARTY NOTED HEREIN, THIS PROPERTY REPORT SHALL NOT BE CONSTRUED AS GRANTING ANY BENEFITS, RIGHTS, PRIVILEGES, ACTIONS OR REMEDIES TO ANY PERSON, PARTNERSHIP OR CORPORATION UNDER ANY THIRD PARTY BENEFICIARY THEORY OR OTHERWISE. ANY LIABILITY HEREUNDER SHALL IN NO CASE EXCEED THE LESSER OF ONE (\$1.00) DOLLAR, OR ACTUAL MONETARY LOSS.

5. THIS IS NOT A TITLE INSURANCE POLICY, GUARANTEE OR OPINION OF TITLE, AND SHOULD NOT BE RELIED UPON AS SUCH.

EXCLUDED:

A. EASEMENTS OR CLAIMS OF EASEMENTS

B. CONDITIONS, COVENANTS AND RESTRICTIONS SHOWN BY THE PUBLIC RECORDS.

C. ANY LAW, ORDINANCE OR GOVERNMENT REGULATION RESTRICTING, REGULATING, PROHIBITING OR RELATING TO THE OWNERSHIP, USE, OCCUPANCY, OR ENJOYMENT OF THE LAND OR THE EFFECT OF ANY VIOLATION OF THESE LAWS, OR GOVERNMENT REGULATION.

**Date: October 21, 2020 BY: Realty Data Company, LLC
(AUTHORIZED SIGNATURE INCORPORATED HEREIN BY
REFERENCE)**

General Name Report for Visionet Systems Limited

Date Prepared: 10/21/2020
Prepared For: Carolyn Schmidt
Order ID: 2020-10-21-18.52.52.783-117168649
Search Name: 20-76879
General Name(s) Effective Date: 9/30/2020
County: Will
Names Run:

SUZANNE VENTRICE From Date: 1/1/1997

*Please note, this includes a screening of an OFAC search. Any items found would be shown below.

Document Type	Recording Date (Doc Date)	Document Number	Consideration
No documents of this type found			