

Village of Winfield
27W465 Jewell Road
Winfield, IL 60190

Dear Village of Winfield Trustees,

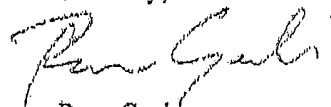
I am contacting you to arrange to gift my lots located on the corner of Roosevelt Road and Cleveland Street to the Village of Winfield.

There are three features of the property transfer that we would like to include as follows:

1. TAXES. The real estate property taxes are paid thru and including 2009. The 2010 property tax bill which was due June 1, 2011 is unpaid. I want to deed the property to the Village with the property taxes unpaid. When a city town or Village owns real property unpaid taxes become mute, a tax sale cannot take title from the village. When the assess name becomes the Village of Winfield and is published as an unpaid tax then the following can happen at a tax sale. The Village can make a non-cash bid at zero percent or most likely none will bid and DuPage county will bid and become the purchaser and let it expire in 3 years.
2. When Roosevelt Road is widened and my ground is taken then I would like the proceeds from the condemnation proceedings.
3. Regarding sale/gift: I will hire a qualified appraiser who will specify a value. I will submit the appraisal for your review prior to gifting. There is an IRS form 8283 which requires signature of the appraiser and the Village.

This gift is something I have been contemplating for almost 3 years now. If the Village could use it as retention to help alleviate the flooding of that neighborhood and receive it for nothing, I believe this makes the most sense for everybody involved.

Sincerely,



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