

UNOFFICIAL COPY

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2000-06-07 10:46:10

Cook County Recorder 25.50

**SPECIAL WARRANTY DEED**

Statutory (ILLINOIS)  
(Corporation to Individual)



00413834

THE GRANTOR

00-1100

THE RYLAND GROUP, INC.

10f2

a corporation created and existing under and by virtue of the laws of the State of Maryland and duly authorized to transact business in the State of Illinois, for and in consideration of the sum of Ten (\$10.00) DOLLARS, and other good and valuable consideration in hand paid, and pursuant to authority given by the Board of Directors of said corporation, CONVEYS TO AND WARRANTS (the "Grantee", his/her/their heirs and assigns forever):

**GERALD A. CAESAR**

P.O. BOX 958604, HOFFMAN ESTATES, IL. 60195

the following described Real Estate (the "Property") situated in the County of **Cook** in the State of Illinois, to wit:

UNIT 901-<sup>265</sup> IN SOUTHWICKE ON SUTTON CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

3a

PART OF CERTAIN LOTS IN SOUTHWICKE ON SUTTON, BEING A SUBDIVISION IN THE SOUTH HALF OF THE NORTHWEST QUARTER OF SECTION 28, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 16, 1999 AS DOCUMENT 09072908, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED NOVEMBER 24, 1999 AS DOCUMENT 09108422, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Common Address: **161 MONARCH DRIVE, STREAMWOOD, IL 60107**

Permanent Index Number: **06-28-203-004 & 06-28-203-006**

Said matter affects the land and other property.

Together with the appurtenances thereunto belonging, or in anywise appertaining, and all the estate, right, title, interest, claim or demand whatsoever, of the Grantor, either in law or equity, of, in and to the Property TO HAVE AND TO HOLD the Property, unto the Grantee, his/her/their heirs and assigns forever.

And the Grantor, for itself, and its successors, does covenant to the Grantee, his/her/their heirs and assigns, that it has not done or suffered to be done, anything whereby the Property is, or may be, in any manner encumbered or charged, except as herein recited; and that it WILL WARRANT AND DEFEND, against all persons lawfully claiming by, through or under it.

TICOR TITLE INSURANCE

Property of Cook County Clerk's Office

Property of Cook County Clerk's Office

6 5 1 3 1 3

STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX

☆☆☆  
JUN-7'00 DEPT. OF REVENUE

175.88

1 2 1 1 7

Cook County  
REAL ESTATE TRANSACTION TAX

REVENUE  
STAMP JUN-7'00

87.75

Grantor also hereby grants to the Grantee, its successors and assigns, as rights and easements appurtenant to the Property, the rights and easements for the benefit of the Property set forth in the Declaration of Condominium, aforesaid, and Grantor reserves to itself, its successors and assigns, the rights and easements set forth in said Declaration for the benefit of the remaining property described therein.

This Deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

SUBJECT TO: Covenants, conditions, restrictions and easements of record; and to General Taxes for 1997, 1998 and subsequent years; Zoning and Building Ordinances and Regulations.

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 OPERATIONAL VICE PRESIDENT and attested by its ASSISTANT VICE PRESIDENT this day of April 26, 2000.

THE RYLAND GROUP, INC.

BY: Peter G. Skelly  
PETER G. SKELLY, OPERATIONAL VICE PRESIDENT

ATTEST: David M. Solomon  
DAVID M. SOLOMON, ASSISTANT VICE PRESIDENT

State of Illinois, County of Cook ss.

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY that PETER G. SKELLY personally known to me to be the OPERATIONAL VICE PRESIDENT of the RYLAND GROUP, INC. corporation, and DAVID M. SOLOMON personally known to me to be the ASSISTANT VICE PRESIDENT of said corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such OPERATIONAL VICE PRESIDENT and ASSISTANT VICE PRESIDENT, they signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority given by the Board of Directors of said corporation, as their free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 26th day of April, 2000.

Commission expires:



Notary Public [Signature]

This Instrument was prepared by:  
Melinda Thompson of The Ryland Group, Inc.  
1051 Perimeter Drive, Suite 400  
Schaumburg, IL 60173



MAIL TO:  
~~GERALD A. CAESAR~~ BRIAN J. COHAN  
161 MONARCH DRIVE 800 E NORTHWEST HWY  
STREAMWOOD, IL 60107 #1010  
PALATINE, IL  
60067

SEND SUBSEQUENT TAX BILLS TO:  
GERALD A. CAESAR  
161 MONARCH DRIVE  
STREAMWOOD, IL 60107

