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0010501635

1516/0257 07 001 Page 1 of 6

2001-04-13 12:40:11

Cook County Recorder 31.50

GEORGE E. COLE FORM NO. 801  
LEGAL FORMS  
February, 1985



0010498219

SPECIAL  
WARRANTY DEED  
Statutory (ILLINOIS)

CAUTION: under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

0010498219

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2001-06-08 15:05:09

Cook County Recorder 35.50

THIS AGREEMENT, made this 10th day of April, 2001 between KENNEDY REAL ESTATE DEVELOPMENT LIMITED PARTNERSHIP, an Illinois limited partnership, duly authorized to transact business in the State of Illinois, party of the first part, and

LLC, a Limited Liability Company

T.R. KLEIN DEVELOPMENT, INC., an Illinois corporation /

1294 Karyn Court

Sleepy Hollow, Illinois 60118

6

party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of TEN AND NO/100 (\$10.00) and other good and valuable consideration, in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority given by the Directors of said Company by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, FOREVER, all the following described real estate situated in the County of Cook and the State of Illinois known and described as follows, to wit:

SEE ATTACHED EXHIBIT "A"

Together with all and singular the hereditaments and appurtenances, thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part, its heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, its heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by through or under it, it WILL WARRANT AND DEFEND, subject to: SEE ATTACHED EXHIBIT "B".

Permanent Real Estate Index Number(s): Part of 01-35-200-010/011

Address(es) of Real Estate: Lot 13, South Barrington Executive Center, South Barrington, Illinois.

1ST AMERICAN TITLE Order #

DC011203

ICFZMC

4400801

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Property of Cook County Clerk's Office

COOK COUNTY  
REAL ESTATE TRANSACTION TAX  
APR 13.01  
REVENUE STAMP

REAL ESTATE  
TRANSFER TAX  
0016675  
FP326670  
# 0000050433

POSTAGE METER SYSTEMS

STATE TAX  
STATE OF ILLINOIS  
APR. 13.01

REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

REAL ESTATE  
TRANSFER TAX  
0033350  
FP326669  
# 0000026496

10301635

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In Witness Whereof, said Grantor has caused its name to be signed to these presents by its President, this 6<sup>th</sup> day of April, 2001.

KENNEDY REAL ESTATE DEVELOPMENT  
LIMITED PARTNERSHIP

10498219

By: Kennedy Development Enterprises, Inc.  
It: General Partner

By: [Signature]  
Name Robert D. Schoen  
Title: President

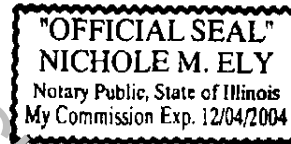
State of Illinois, County of Cook ss. I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Robert D. Schoen to be the President of

Kennedy Development Enterprises, Inc., general partner of Kennedy Real Estate Development Limited Partnership, appeared, before me this day in person and acknowledged that as such President he signed and delivered the said instrument pursuant to authority, given by the Board of Directors of said corporation, as his free and voluntary act and deed of said company, for the uses and purposes therein set forth.

IMPRESS  
NOTARIAL  
SEAL  
HERE

Given under my hand and official seal, this 6<sup>th</sup> day of April, 2001

Commission expires: 12.4.04



[Signature]  
NOTARY PUBLIC



This instrument was prepared by: J. David Ballinger  
Schain, Burney, Ross & Citron, Ltd.  
222 North LaSalle Street - Suite 1910  
Chicago, Illinois 60601

SEND SUBSEQUENT TAX BILLS TO: LLC  
T.R. Klein Development, LLC.  
(Name)  
1294 Karyn Court  
(Address)  
Sleepy Hollow, IL 60118  
(City, State, Zip Code)

Mail To: ROGER K. FRAUDEN  
(Name)  
2425 ROYAL BLVD  
(Address)  
ELGIN IL 60123  
(City, State and Zip)

OR RECORDER'S OFFICE BOX NO. \_\_\_\_\_

DB/Closings/Kennedy/Lot-13-SPWTD.

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**EXHIBIT "A"**

PARCEL 1:

LOT 13 IN SOUTH BARRINGTON EXECUTIVE CENTER, BEING A SUBDIVISION OF PART OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 42 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 13, 2000 AS DOCUMENT 00520062, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

INGRESS AND EGRESS EASEMENT FOR THE BENEFIT OF PARCEL 1 AS DELINEATED ON THE PLAT OF SUBDIVISION RECORDED AS DOCUMENT 00520062.

Commonly known as: Lot 13, South Barrington Executive Center, South Barrington, Illinois

Permanent Index Number: Part of 01-35-200/010/011

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10/21/2019

10. SEPTIC SYSTEM NOTATION ON THE PLAT OF SUBDIVISION RECORDED AS DOCUMENT 00520062: "EACH LOT, UPON DEVELOPMENT, IS REQUIRED TO PROVIDE AN INDIVIDUAL SEWAGE DISPOSAL SYSTEM. THIS SYSTEM MAY INCLUDE AN AQUAROBIC LIMITED MINI-PLANT, SAND FILTER, SEPTIC TANK, CHLORINATOR, DE-CHLORINATOR AND LIFT STATION. SEPTIC SYSTEM TO BE DESIGNED IN ACCORDANCE WITH VILLAGE CODE SECTION 905.30, AS ADOPTED BY ORDINANCE NO. 99-585."

11. INGRESS, EGRESS AND PUBLIC UTILITY EASEMENT AS SET FORTH AND AS DELINEATED ON THE PLAT OF SUBDIVISION RECORDED AS DOCUMENT 00520062.

12. TERMS, CONDITIONS AND PROVISIONS OF THE DOCUMENTS CREATING THE EASEMENT DESCRIBED IN SCHEDULE C, TOGETHER WITH THE RIGHTS OF THE ADJOINING OWNERS IN AND TO THE CONCURRENT USE OF SAID EASEMENT.

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I CERTIFY THAT THIS  
IS A TRUE AND CORRECT COPY

OF DOCUMENT # 0010301635

APR 30 01

A handwritten signature in cursive script, likely of the County Clerk.

RECORDS OF DEEDS, COOK COUNTY