

WARRANTY DEED



CT7952348 ZMTC1023

THE GRANTOR, Fieldstone of Elgin, L.L.C., an Illinois limited liability company for and in consideration of the sum of TEN and no/100 (\$10.00) DOLLARS and other good and valuable consideration, in hand paid, CONVEYS and WARRANTS to

Peter J. Rizzo & Colleen S. Rizzo
1055 Westwood Drive #302
Schaumburg, IL 60173

not in tenancy in common, but in joint tenancy, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

PARCEL 1: UNIT 38-1 IN FIELDSTONE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED LAND: PARTS OF FIELDSTONE UNIT NO. 1 AND FIELDSTONE UNIT NO. 2, BEING A SUBDIVISION OF PART OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 20 AND THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 20, IN TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 08089911, AND AMENDED FROM TIME TO TIME; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

3

PARCEL 2: EASEMENTS FOR INGRESS, EGRESS, USE AND ENJOYMENT FOR THE BENEFIT OF PARCEL 1 OVER, ON, ACROSS AND THROUGH ADJOINING LAND AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED AS DOCUMENT NUMBER 08-065512.

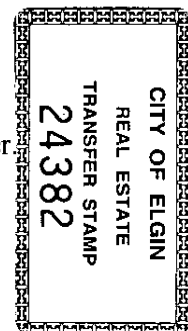
Subject to: public utility easements of record, general real estate taxes not yet due and payable, building lines, easements, covenants, conditions and restrictions set forth in the Plat of Subdivision.

Permanent Real Estate Index Number(s): 06-20-102-030, 06-20-102-031, 06-20-102-032, 06-20-102-033, 06-20-110-001, 06-20-110-002, 06-20-110-003, 06-20-110-004, 06-20-110-005, 06-20-111-003, 06-20-202-051, 06-20-202-052, 06-20-207-005, 06-20-207-006, 06-20-207-007, 06-20-207-008, 06-20-208-006, 06-20-208-007.

Address(es) of Real Estate: 488 Littleton Trail, Elgin, Illinois 60120

To have and to hold said premises not in tenancy in common, but in joint tenancy forever

Dated this 29th day of October 2001.



BOX 333-CTV

UNOFFICIAL COPY

STATE TAX
STATE OF ILLINOIS
DEC. 31.01
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

000020788
REAL ESTATE
TRANSFER TAX
0016150
FP 102808

COUNTY TAX
COOK COUNTY
REAL ESTATE TRANSACTION TAX
DEC. 31.01
REVENUE STAMP

000020512
REAL ESTATE
TRANSFER TAX
0008075
FP 102802

20001507

"GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID 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."

UNOFFICIAL COPY

FIELDSTONE OF ELGIN, L.L.C.
BY: U.S. Shelter Group, Inc., its Manager

BY: *John M. Sorenson*
John M. Sorenson, President

ATTEST: *Thomas M. Carlsen*
Thomas M. Carlsen, Assistant Secretary

State of Illinois, County of DuPage ss.

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that John M. Sorenson personally known to me to be the President of U.S. Shelter Group, Inc. and Thomas M. Carlsen personally known to me to be the Assistant Secretary of U.S. Shelter Group, Inc., which is the Manager of Fieldstone of L.L.C., 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 President and Assistant Secretary, they signed and delivered the said instrument, 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, as Manager of Fieldstone of Elgin, L.L.C., for the uses and purposes therein set forth.

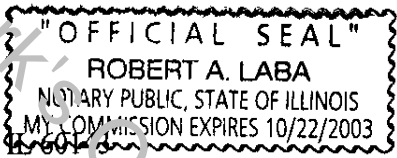
Given under my hand and official seal, this 29th day of Oct. 2001.

Commission expires 10/22 2003

Robert A. Laba
NOTARY PUBLIC

2000 (55)

THIS INSTRUMENT WAS PREPARED BY: Cher Yeager
U.S. Shelter Group, Inc.
400 Park Blvd. West, Itasca, IL 60143



WHEN RECORDED, MAIL TO:

Name: Peter Jerome Rizzo & Colleen Susan Rizzo
* 488 Littleton Trail
Elgin, Illinois 60120

ADDRESS OF PROPERTY: 488 Littleton Trail
Elgin, Illinois 60120

SEND SUBSEQUENT TAX BILLS TO:

Name: Peter Jerome Rizzo & Colleen Susan Rizzo
Address: 488 Littleton Trail
Elgin, Illinois 60120

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Property of Cook County Clerk's Office

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