

UNOFFICIAL COPY

0020229978

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2002-02-27 16:01:49

Cook County Recorder

25.50

WARRANTY DEED

CHAPEL CROSSING



0020229978

That the Grantor(s), Chapel Crossing Limited Partnership, an Illinois partnership, by Kimball Hill Inc., an Illinois Corporation, its sole general partner, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, and pursuant to authority given by the Board of Directors of said corporation, conveys and warrants to: Huy Nguyen and Tran B. Trieu (Husband and Wife), Grantee(s) not in Tenancy in Common, but in joint Tenancy, the described real estate in Cook county, Illinois, to wit:

38

2005/5

SEE ATTACHED LEGAL DESCRIPTION

COMMONLY KNOWN AS  
GRANTEE ADDRESS:

1629 Patriot Boulevard (Lot 167)  
Glenview, IL 60025

SUBJECT TO:

- a) Covenants, conditions and restrictions of record, including the Declaration for Chapel Crossing Neighborhood Association;
- b) Current real estate taxes and taxes for subsequent years;
- c) Public, private, drainage, and utility easements of record, including those provided for in the Plat of Subdivision;
- d) Applicable use and occupancy laws, ordinances, and restrictions and zoning planned unit development and building laws and ordinances;
- e) Acts done or suffered by Grantee; and
- f) Grantee's mortgage.

TO HAVE AND TO HOLD forever said premises not in Tenancy in Common, but in Joint Tenancy.

Real Estate Index Number: 04-27-400-062

In witness whereof, said Grantor has caused its name to be signed on this instrument by its Division Manager, this 31st day of January, 2002.

Chapel Crossing Limited Partnership, by Kimball Hill Inc., an Illinois Corporation, its sole general partner:

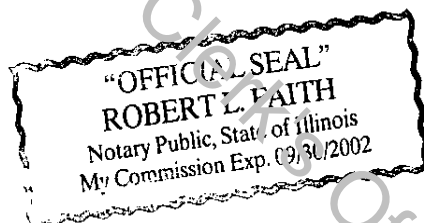
By: *Jack Wexelberg*  
Jack Wexelberg, Division Manager

State of Illinois )  
) ss.  
County of Cook )

The undersigned, a Notary Public, for Cook County, Illinois, hereby certify that Jack Wexelberg, personally known to me to be the Division Manager of said corporation, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such Officer of said corporation 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 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 31st day of January, 2002.

*Robert L Faith*  
Notary Public



Future Taxes to & Return to:

**Huy Nguyen and Tran B. Trieu**  
**1629 Patriot Boulevard (Lot 167)**  
**Glenview, IL 60025**

This Instrument was prepared by:

Jaimini Patel  
Kimball Hill Inc.,  
5999 New Wilke Road  
Rolling Meadows, IL 60008

SCHEDULE A  
ALTA Commitment  
File No.: 200515

LEGAL DESCRIPTION

Lot 167 in Chapel Crossing at the Glen Subdivision, being a resubdivision of Lot 38 in Glenview Naval Air Station Subdivision Number 2, being a subdivision of part of Section 27, Township 42 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois.

Property of Cook County Clerk's Office

STATE TAX  
STATE OF ILLINOIS  
FEB. 20. 02  
REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

REAL ESTATE TRANSFER TAX  
# 0000004529  
0506900  
FP 102804

REAL ESTATE TRANSFER TAX  
# 0000004529  
0032525  
FP 102810

REVENUE STAMP  
FEB. 20. 02  
COOK COUNTY  
REAL ESTATE TRANSACTION TAX  
COUNTY TAX