# UNOFFICIAL C 3700/0265 29 001 Page 1 of

3700/0265 25 001 Page 1 of 3 2002-05-20 13:55:19

Cook County Recorder

25.50

WARRANTY DEED

CHAPEL CROSSING



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That the Grantor(s), Chapel Crossing Limited Partnership, an Illinois partnership, by Kimball Hill (nc. 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: Adam D. Charlson and Janice R. Charlson (Husband and Wife), Grantee(s) not in Tenancy in Common, but in joint Tenancy, the described real estate in Cook county, Illinois, to wit:

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#### SEE ATTACHED LEGAL DESCRIPTION

COMMONLY KNOWN AS GRANTEE ADDRESS:

1751 Patrict Slvd. Lot 157 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:

04-27-307-007

In witness whereof, said Grantor has caused its name to be signed on this instrument by its Division Manager, this <u>29th</u> day of <u>April</u>, 20<u>02.</u>

Property of County Clerk's Office

War y

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

By: 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 29th day of April, 2002.

Notary Public

Abert L Faith

"OFFICIAL SEAL"
ROBERT : FAITH
Notary Public, State of Illinois
My Coremission Exp. 03/30/2002

Future Taxes to & Return to:

Adam and Janice Charlson 1751 Patriot Blvd. Lot 157 Glenview, IL 60025

This Instrument was prepared by:

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

Property of Cook County Clerk's Office

SCHEDULE A

ALTA Commitment
File No.: 210692

#### LEGAL DESCRIPTION

Lot 157 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.

04-27-307-007 1751 Hatriot Blvd Lot 157 CHENVIEW, T.

STATE OF ILLUVOIS
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REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE REAL ESTATE TRANSFER TAX
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REAL ESTATE
TRANSFER TAX
0022840
# FP 102810

COOK COUNTY

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SOUTH THA

COOK COUNTY
REAL ESTATE TRANSACTION TAX
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REVENUE STAMP

REAL ESTATE TRANSFER TAX

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STATE OF ILLINOIS



NAY.14.02

REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE REAL ESTATE
TRANSFER TAX
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FP 102804

STEWART TITLE COMPANY

Property of Cook County Clerk's Office