

UNOFFICIAL COPY

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4315/0145 18 001 Page 1 of 3
2002-06-10 09:33:26
Cook County Recorder 47.50

WARRANTY
DEED

CHAPEL CROSSING



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: **James H. Panger and Gail E. Panger (Husband and Wife)**, Grantee(s) not in Tenancy in Common, or in joint Tenancy, but as Tenants by the Entirety, the described real estate in Cook county, Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

COMMONLY KNOWN AS 2459 Chestnut Ave. Lot 146
GRANTEE ADDRESS: 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, as husband and wife not in Tenancy in Common, or in Joint Tenancy, but as Tenants by the Entirety.

Real Estate Index Number: 04-27-403-014

In witness whereof, said Grantor has caused its name to be signed on this instrument by its Division Manager, this 22nd day of May, 2002.

213747

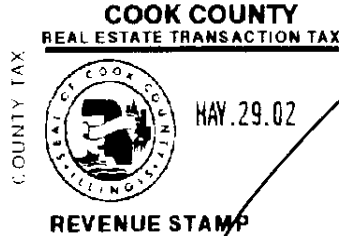
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Chapel Crossing Limited Partnership, by Kimball Hill Inc., an Illinois Corporation, its sole general partner:

By: Jack Wexelberg
Jack Wexelberg, Division Manager

State of Illinois)
) ss.
County of Cook)

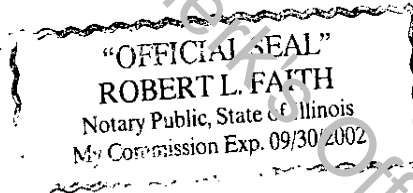


REAL ESTATE TRANSFER TAX
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The undersigned, a Notary Public, for Cook County, Illinois, hereby certify that Jack Wexelberg, personally known to me to be the Division Manager of said corporation, personally known to me to be the same person whose name 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 22nd day of May, 2002.

Robert L Faith
Notary Public



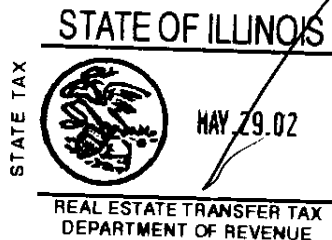
Future Taxes to & Return to:

James and Gail Panger
2499 Chestnut Ave. Lot 146
Glenview, IL 60025

This Instrument was prepared by:

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

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REAL ESTATE TRANSFER TAX
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SCHEDULE A
ALTA Commitment
File No.: 213747

LEGAL DESCRIPTION

Lot 146 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

20642887

STEWART TITLE COMPANY