



SPECIAL  
WARRANTY  
DEED

CORPORATION TO CORPORATION  
ILLINOIS

0021280510

9569/0006 82 002 Page 1 of 4  
2002-11-20 12:03:44  
Cook County Recorder 30.00

THIS AGREEMENT between THE CROSSING AT BROOK HILLS, L.L.C. a Limited Liability Company created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, party of the first part,

COOK COUNTY  
RECORDER  
EUGENE "GENE" MOORE  
BRIDGEVIEW OFFICE

and THE CROSSING AT BROOK HILLS HOMEOWNERS' ASSOCIATION,\* party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of TEN and 00/100 Dollars 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 the authority of the members of said corporation, by these persons does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part and to his/her/their heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook and State of Illinois known and described as follows, to wit:

OUTLOTS A, B, C, D, E, F, G, H, I, J, K, L, M, AND N IN THE CROSSINGS AT BROOK HILLS BEING A PLANNED UNIT DEVELOPMENT OF PART OF THE SOUTHEAST QUARTER OF SECTION 30 AND PART OF THE NORTHEAST QUARTER OF SECTION 31, BOTH IN TOWNSHIP 36 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE FLAT OF SUBDIVISION RECORDED JUNE 4, 1999 AS DOCUMENT NUMBER 99538875, IN COOK COUNTY, ILLINOIS.

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 described on legal description rider, attached hereto, with the appurtenances, unto the party of the second part, his/her/their 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, his/her/their 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 incumbered 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: General Taxes for the year 2001 and subsequent years;  
Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number(s): SEE ATTACHED EXHIBIT "A"

\*\* an Illinois not-for-profit corporation  
O. P. AND O.

Address of Real Estate: VACANT OUTLOTS, ORLAND PARK, ILLINOIS 60468

Dated this 12<sup>th</sup> of November 2002

IN WITNESS WHEREOF, the GRANTOR aforesaid has caused its name to be signed these presents by its Managing Member, on the date stated herein.

Box 330-JCV

THE CROSSING AT BROOK HILLS, L.L.C

*[Signature]*  
its Managing Member



344  
BOX

UNOFFICIAL COPY

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# UNOFFICIAL COPY

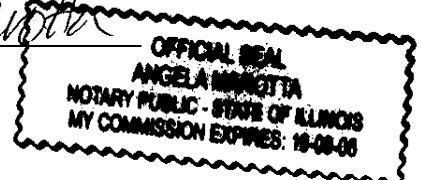
State of Illinois  
County of Cook ss.

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I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Kim R. Denkwalter known to me to be the Managing Member of THE CROSSING AT BROOK HILLS L.L.C and 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 Managing member, he signed and delivered the said instrument in his corporate capacity, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Date: 11/12/02

Angela Marotta  
Notary Public



**This instrument was prepared by:**

*Kim R. Denkwalter, Denkwalter & Angelo 5215 Old Orchard Rd., #1010, Skokie, Illinois 60077*

This conveyance from Grantor to Grantee is a conveyance of Common Areas in the Crossing at Brook Hills Homeowners Association which conveyance is made pursuant to Declaration of Easements, Covenants, Conditions, Restrictions and Reservations of Crossing at Brook Hills which was recorded in the Office of the Recorder of Deeds of Cook County, Illinois on July 6, 1999 as Document Number 99641357. Pursuant to the Declaration, Article 1, Section 3, the Common Areas are for the common use and enjoyment of owner-members of the Association and have been so designated since the recording of the aforesaid Declaration on July 6, 1999.

**MAIL TO:**

Hiskes, Dillner, O'Donnell, Marovich & Lapp, Ltd.  
Mr. John C. Voorn  
10759 W. 159<sup>th</sup> Street, Suite 201  
Orland Park, Illinois 60467  
BOX 330 JCV

**SEND SUBSEQUENT TAX BILLS TO**

The Crossing at Brook Hills Homeowners Assoc.  
7223 West Laraway Road  
Frankfort, IL 60423

Exempt under provisions of Section 4, Paragraph E, Real Estate Transfer Act.

Date: NOVEMBER 15, 2002

John C. Voorn *Buyer, attorney for Assoc.*  
BUYER SELLER OR REPRESENTATIVE

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OFFICIAL SEAL  
ANGELA MAROTTA  
NOTARY PUBLIC, STATE OF ILLINOIS  
MY COMMISSION EXPIRES 10-28-18

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**EXHIBIT "A"**

Common Area PINs:

Outlot A	27-30-419-006
Outlot B	27-30-419-007
Outlot C	27-30-418-017
Outlot D	27-30-419-004
Outlot E	27-30-418-018
Outlot F	27-30-418-019
Outlot G	27-30-421-001
Outlot H	27-30-209-022
Outlot I	27-30-209-023
Outlot J	27-30-209-024
Outlot K	27-30-209-025
Outlot L	27-30-209-026
Outlot M	27-30-209-027
Outlot N	27-30-209-028
Outlot O	27-30-419-008
Outlot P	27-30-419-009
Outlot Q	27-30-419-010

STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantor shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated: November 15, 2002 Signature:

[Signature]
JOHN C. VOORN, agent

SUBSCRIBED AND SWORN to before me this 15th of November 2002.

[Signature]
Notary Public



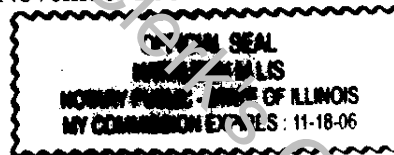
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated: November 15, 2002 Signature:

[Signature]
JOHN C. VOORN, Agent

SUBSCRIBED AND SWORN to before me this 15th of November 2002.

[Signature]
Notary Public



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

# UNOFFICIAL COPY

OFFICIAL SEAL  
KATHLEEN L. JAMES  
NOTARY PUBLIC - STATE OF ILLINOIS  
MY COMMISSION EXPIRES 11/11/2011

OFFICIAL SEAL  
KATHLEEN L. JAMES  
NOTARY PUBLIC - STATE OF ILLINOIS  
MY COMMISSION EXPIRES 11/11/2011

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