


# UNOFFICIAL COPY

This document was prepared by:  
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0319635171  
Eugene "Gene" Moore Fee: \$30.00  
Cook County Recorder of Deeds  
Date: 07/15/2003 02:03 PM Pg: 1 of 4

After recording return to:  
D & S Enterprises Unlimited, Inc.  
7329 South Garfield Avenue  
Burr Ridge Illinois 60527

## SPECIAL WARRANTY DEED

**VILLAGE OF LAGRANGE**, an Illinois municipal corporation (the "Grantor"), for and in consideration of the sum of Ten and 00/100 Dollars (\$10.00) and other good and valuable consideration to the undersigned in hand paid by Grantee herein named, the receipt of which is hereby acknowledged, **CONVEYS AND WARRANTS SPECIALLY** unto **D & S ENTERPRISES UNLIMITED, INC.**, an Illinois corporation (the "Grantee"), the real property described on Exhibit A attached hereto and by this reference made a part hereof. 4

**TO HAVE AND TO HOLD** the above described premises together with all and singular the right and appurtenances thereto in any wise belonging unto said Grantee, and Grantee's successors and assigns, forever. Grantor does hereby bind itself, its successors and assigns to **WARRANT SPECIALLY AND FOREVER DEFEND** all and singular said premises unto the Grantee, Grantee's successors and assigns, against every person whomsoever lawfully claiming to claim the same or any part thereof, by, through or under Grantor but not otherwise, however.

**SUBJECT TO** the matters shown on Exhibit B attached hereto and by this reference made a part hereof.

Executed this 3 day of July, 2003

**VILLAGE OF LAGRANGE**

By: *Martin Rader*

Attest: *Robert Milne*

THIS TRANSFER IS EXEMPT UNDER THE PROVISIONS OF THE REAL ESTATE TRANSFER TAX ACT, 35 ILCS 305/4(B)

By: *Michele L. Krause, Attorney*

Date: *July 3, 2003*

**BOX 393-CP**

8151012, 122, 03



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## EXHIBIT A

### Legal Description of Property Conveyed

LOT 1 IN HALL'S RESUBDIVISION OF LOTS 7, 8, 9, AND 10 IN BLOCK 5 IN IRA BROWN'S ADDITION TO LAGRANGE OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 38 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 30, 1988 AS DOCUMENT 88394654, IN COOK COUNTY, ILLINOIS.

Address: 16 Sawyer Avenue, LaGrange, Illinois

P.I.N. 18-04-221-030-0000

Property of Cook County Clerk's Office

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## EXHIBIT B

1. TAXES FOR THE YEAR 2003, NOT YET DUE AND PAYABLE.
2. EXISTING UNRECORDED LEASES AND ALL RIGHTS THEREUNDER OF THE LESSEES AND OF ANY PERSON OR PARTY CLAIMING BY, THROUGH OR UNDER THE LESSEES.
3. ~~REVENUE LIEN IN FAVOR OF THE STATE OF ILLINOIS DEPARTMENT OF REVENUE AGAINST D & C ENTERPRISES RECORDED DECEMBER 10, 1987 AS DOCUMENT NUMBER 07052552 IN THE AMOUNT OF \$1,082.70~~
4. BUILDING LINE AS SHOWN ON THE PLAT OF SUBDIVISION RECORDED AUGUST 30, 1988 AS DOCUMENT 88394654, AFFECTING THE EAST 25.00 FEET OF THE LAND
5. CONDITIONS (BUT OMITTING ANY SUCH COVENANT OR RESTRICTION BASED ON RACE, COLOR, RELIGION, SEX, HANDICAP, FAMILIAL STATUS OR NATIONAL ORIGIN UNLESS AND ONLY TO THE EXTENT THAT SAID COVENANT (A) IS EXEMPT UNDER CHAPTER 42, SECTION 3607 OF THE UNITED STATES CODE OR (B) RELATES TO HANDICAP BUT DOES NOT DISCRIMINATE AGAINST HANDICAPPED PERSONS), RELATING TO SALE AND MANUFACTURING OF INTOXICATING DRINKS, GAMBLING AND HOUSES OF IMMORAL PRACTICES, ETC., CONTAINED IN WARRANTY DEED FROM FRANKLIN D. COSSLIT AND WIFE TO FRANK B. ZEIGLER, DATED AUGUST 29, 1876 AND RECORDED SEPTEMBER 8, 1876 AS DOCUMENT 102168.