# 8151012,02,08

# **UNOFFICIAL COPY**

This document was prepared by: Michele L. Krause, Esq. Holland & Knight 131 South Dearborn Street 30<sup>th</sup> Floor Chicago, Illinois 60603

Eugene "Gene" Moore Fee: \$30.00 Cook County Recorder of Deeds Date: 07/15/2003 02:03 PM Pq: 1 of 4

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

### SPECIAL WARRANTY DEED

VILLAGE OF LACRANGE, 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.

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 Granter but not otherwise, however.

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

Executed this <u>3</u> day of July, 2003

VILLAGE OF LAGRANGE

By: Maylin Made

Attest: Taherton Milne

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

By: Miluleh, Attorney

Date: 3 ly 3, 2003



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STATE OF ILLINOIS )
) SS:
COUNTY OF COOK )
Before me, Julia Jonzalez, a Notary Public in and for the above State and
County on this 2dd 1. Cl 1 2002
Robert Milne, the Village Manager and Village Clerk
of the Village of LaGrange, and known to me to be the same person who signed
and acknowledged that they signed the foregoing instrument as such Marlies Perfer and Rober
of said corporation for and on behalf of the Village, and that they executed the same as
their free and voluntary act and deed and as the free and voluntary act and deed of the Village,
for the uses and purposes set forth in the instrument.
be the purposes set forth in the histrament.
IN TESTIMONY WHEREOF, I have subscribed my signature and affixed my official seal
on the day and year set forth above.
My commission expires: Notary Public
OFFICIAL SEAL
SYLVIA GONZALEZ
NOTARY FUELD, STATE OF ILLINOIS NOTARY Public Notary Public
My cormission expires: 15/14/04
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My commission expires: 15 14 04

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### **EXHIBIT A**

## **Legal Description of Property Conveyed**

S RESULTION TO L.

JN 4, TOWNS.
ERIDIAN, ACCORD.

JOCUMENT 88394654, In.

Sawyer Avenue, LaGrange, Illinon.

18-04-221-030-0000 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: 15 Sawyer Avenue, LaGrange, Illinois

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# **UNOFFICIAL COPY**

### **EXHIBIT B**

- 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 LEN IN PAYOR OF THE STATE OF ILLINOIS DEPARTMENT OF REVENUE AND ANST D & CENTERPRISES RECORDED DECEMBER 10, 1987 AS. DOC A IDAY NUMBER 07032532 IN THE AMOUNT OF \$1,082.70
- 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 EXEMP) UNDER CHAPTER 42, SECTION 3607 OF THE UNITED STATES CODE OR (3) RELATES TO HANDICAP BUT DOES NOT DISCRIMINATE AGAINST HANDICAPPED PERSONS), RELATING TO SALE AND MANUFACTURING OF INTOXICA ING DRINKS, GAMBLING AND HOUSES OF IMMORAL PRACTICES, ETC., CONTAINED IN WARRANTY DEED FROM FRANKLIN D. COSSLTT AND WIFE TO FRANK B. ZEIGLER, DATED AUGUST 29, Clert's Office 1876 AND RECORDED SEPTEMBER 8, 1876 AS DOCUMENT 102168.

CHI1 #220936 v1