

# UNOFFICIAL COPY

ILLINOIS STATUTORY WARRANTY DEED  
CORPORATION TO INDIVIDUAL  
JOINT TENANCY

RETURN TO: Tom Resnick

345 N. Quentin Rd

Palatine IL 60067

SEND SUBSEQUENT TAX BILLS TO:

Frank's Address  
George and Valerie Callas

1030 Ridgeview Drive

Inverness, IL 60010



Doc#: 0512626058

Eugene "Gene" Moore Fee: \$28.00

Cook County Recorder of Deeds

Date: 05/06/2005 11:10 AM Pg: 1 of 3

RECORDER'S STAMP

THE GRANTOR, Toll IL II, L.P., an Illinois limited partnership in consideration of Ten Dollars and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Convey(s) and Warrant(s) to **George T. Callas and Valerie K. Callas, Husband and Wife**, of the City of Inverness, IL 60010, County of Cook, State of Illinois, (not in tenancy in common, not in joint tenancy, but in **TENANTS BY THE ENTIRETY**;) the following described Real Estate, to wit:

Being Unit # 49, in The Estates at Inverness Ridge Condominiums, as delineated on a plat of survey of the following described tract of land: Lot 1, in the Estates at Inverness Ridge—Unit 1, being a subdivision of part of the West half of Section 24, Township 42 North, Range 9 East of the Third Principal Meridian, according to the plat thereof recorded April 11, 2001 as document no. 00101292526; which survey is attached as Exhibit "B" to the Declaration of Condominium Ownership recorded October 2, 2002 as document no. 0021080525, as amended from time to time, together with its undivided percentage interest in the common elements, all in Cook County, Illinois.

Situated in the Village of Inverness, Cook County, State of Illinois.

Permanent Tax Identification No.(s)	<u>01-24-100-003</u>	<u>01-24-100-013</u>	<u>01-24-300-001</u>
	<u>See attached</u>	<u>01-24-100-014</u>	
	<u>01-24-100-011</u>	<u>01-24-101-001</u>	

**(ALL AFFECT UNDERLYING LAND)**

Property address: **1030 Ridgeview Drive, Inverness, IL 60010**

In witness whereof, said limited partnership has caused its corporate seal to be affixed hereto, and this document executed on its behalf by its Assistant Vice President and attested to by its Assistant Secretary, all in accordance with its bylaws and charter.

Dated this 11th day of April, 2004.

Attest: Marie Riha  
Marie Riha, Assistant Secretary

Toll IL II, L.P.  
By: Andrew Stern  
Andrew Stern, Vice President for  
Toll IL GP, General Partner

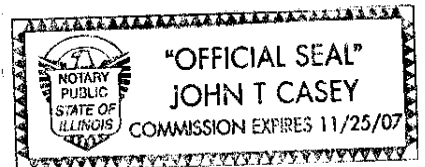
314

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State of Illinois )  
Cook County ) SS

I, the undersigned, a Notary Public in and for said County and State aforesaid, **DO HEREBY CERTIFY** that Andrew Stern personally known to me to be the Vice President of the limited partnership and Marie Riha personally known to me to be the Assistant Secretary of said limited partnership, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed and delivered the said instrument in their respective positions as such Vice President and Assistant Secretary, and caused the corporate seal of said limited partnership to be affixed thereto, pursuant to authority given them by the Board of Directors of said limited partnership, as the free and voluntary act of said limited partnership, for the uses and purposes therein set forth.

Given under my hand and seal, this 11th  
day of April, 2004



Notary Public - John T. Casey

Impress seal here

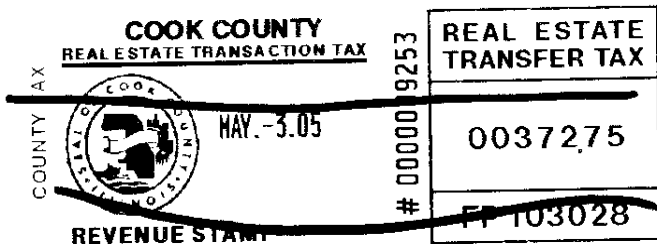
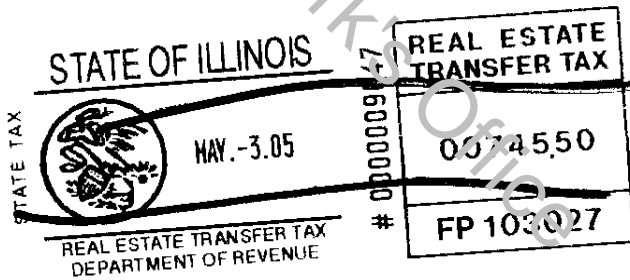
### AFFIX T

This transaction is exempt from the provisions Section 31-45 of said Law.

Buyer, Seller or Representative

This instrument prepared by:

TOLL IL II, L.P.  
Charles E. Moscony, Vice President  
3103 PHILMONT AVENUE  
HUNTINGDON VALLEY, PA 19006



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## LEGAL DESCRIPTION - EXHIBIT A

Legal Description: Unit No. 49, in The Estates at Inverness Ridge Condominiums, as delineated on a plat of survey of the following described tract of land: Lot 1, in the Estates at Inverness Ridge--Unit 1, being a subdivision of part of the West half of Section 24, Township 42 North, Range 9 East of the Third Principal Meridian, according to the plat thereof recorded April 11, 2001 as document no. 00101292526; which survey is attached as Exhibit "B" to the Declaration of Condominium Ownership recorded October 2, 2002 as document no. 0021080525, as amended from time to time, together with its undivided percentage interest in the common elements, all in Cook County, Illinois.

Permanent Index #'s: 01-24-100-021-0000 Vol. 0001 and 01-24-100-024-0000 Vol. 0001

Property Address: 1030 Ridgeview Drive, Inverness, Illinois *affects underlying land*

Property of Cook County Clerk's Office

Grantor also hereby grants to the grantee, its successors and assigns, as rights and easements appurtenant to the subject unit described herein, the rights and easements for the benefit of said unit set forth in the declaration of condominium; and grantor reserves to itself its successors and assigns, the rights and easement set forth in said declaration for the benefit of the remaining property described therein. This deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in said declaration the same as though the provisions of said declaration were recited and stipulated at length therein.