

SPECIAL WARRANTY DEED Stat. IL
(Tenancy B/Entirety/Corp/Ind)

UNOFFICIAL COPY

08124971

3874/0245 04 001 Page 1 of 3
1998-12-10 13:02:42
Cook County Recorder 25.00



CTI 7783391 cv 1/3
THE GRANTOR, DONVEN HOMES,
INC., a corporation created
and existing under and by
virtue of the laws of the
state of Illinois, for and in
consideration of the sum of
TEN & 00/100 (\$10.00) DOLLARS
and other good and valuable
considerations in hand paid,
and pursuant to the authority
given by the Board of
directors of said
corporation, CONVEY and
WARRANTS to

CS 98123185 hel

(The Above Space for Recorder's Use Only) 3

Mario Stefanini and Susan Stefanini, as husband and wife
11145 Glenbrook Lane, Indian Head Park, IL

not as Joint Tenants or Tenants in Common, but as **Tenants By The Entirety**,
the following described Real Estate situated in the County of Cook, in the
State of Illinois, to wit:

(See Reverse Side Hereof for Legal Description)

TO HAVE AND TO HOLD said premises not as Joint Tenants or Tenants in
Common, but as **Tenants By The Entirety**.

And the Grantor, for itself and its successors, does convey, promise and
agree to and with the Grantee and its successors that it has not done or
suffered to be done, anything whereby the said Real Estate is, or may be,
in any manner encumbered or charged, except as herein recited (the "Special
Warranties") and that IT WILL WARRANT AND DEFEND said Real Estate against
all persons lawfully claimed a breach of the Special Warranties subject to
the "Permitted Exceptions" as set forth below hereof.

Permanent Real Estate Index Number (s) : 18-17-312-018

Address (es) of Real Estate: 11145 Glenbrook Lane
Indian Head Park, Illinois 60525

In witness Whereof, said Grantor has caused its corporate seal to be hereto
affixed, and has caused its name to be signed to these presents by
its _____ President, and attested by its _____ Secretary, this
20th day of November, 1998.

MAIL TO:
Daniel P. Soso
39 S. LaSalle #1400
Chgo; IL 60603

DONVEN HOMES, INC.
BY: Donald A. Stevens
DONALD A STEVENS, President

ATTEST: Jo Ann T. Stevens
JO ANN T. STEVENS, Secretary

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LEGAL DESCRIPTION:

Lot 53 in Ashbrook Subdivision, being a Subdivision in part of the Southwest ¼ of Section 17, Township 38 North, Range 12 East of the Third Principal Meridian, according to the Plat thereof recorded March 1, 1996 as Document 96159610, in Cook County, Illinois.

PERMITTED EXCEPTIONS:

General taxes for the year 1997 and subsequent years; public utility and drainage easements, water main and sewer easements and roadway snow storage easements as shown on Plat of Subdivision recorded as Document No. 96159610; Declaration of Covenants, Conditions and Restrictions of Ashbrook Estate Homes recorded as Document No. 96159612; terms, provisions and conditions contained in Annexation Agreement recorded as Document No. 95811176.

STATE OF ILLINOIS)
)
COUNTY OF COOK)

S.S.

08124971

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that DONALD A STEVENS, personally known to me to be the President of DONVEN HOMES, INC., an Illinois corporation, and JO ANN T. STEVENS, personally known to me to be the Secretary of said corporation, 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 severally acknowledged that as such President and Secretary, they signed and delivered the said instrument and caused the corporation seal of said corporation to be affixed thereto, pursuant to authority given by the Board of Directors of said corporation, as their 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 20th day of November, 1998.

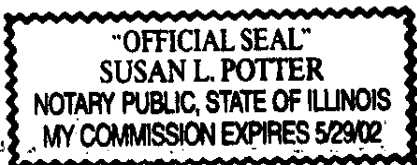
Commission Expires:

Susan L. Potter

Notary Public

MAIL SUBSEQUENT BILLS TO:

THIS INSTRUMENT PREPARED BY:



THOMAS P. RUSSIAN
GOLDSTINE, SKRODZKI, RUSSIAN,
NEMEC AND HOFF, LTD.
7660 West 62nd Place
Summit, Illinois 60501
PHONE: (708) 458-1253

BOX 333-CTI

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Property of Cook County Clerk's Office

COOK COUNTY NO. 016
05312

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX

★ ★ ★
DEC-9'98 DEPT. OF REVENUE

P.B. 10776

484.50

132341

Cook County
REAL ESTATE TRANSACTION TAX

REVENUE
STAMP DEC-9'98

P.B. 11424

242.25