

# UNOFFICIAL COPY

GEORGE E. COLE\* NO. 801  
LEGAL FOPMS September, 1975  
WARRANTY DEED  
Statutory (ILLINOIS)  
(Corporation to Corporation)

APR 15 PM 2 04  
APR-15-77 357943 • 23889920 • A  
23 889 920  
(The Above Space For Recorder's Use Only)

THE GRANTOR BGP Corporation, a California Corporation  
a corporation created and existing under and by virtue of the laws of the State of California  
and duly authorized to transact business in the State of Illinois for and in consideration  
of THE and no/100 (\$10.00) DOLLARS.

in hand paid, and pursuant to authority given by the Board of Directors of said corporation  
CONVEYS and WARRANTS to Wilshire Green Association, an Illinois not  
for profit corporation

a corporation organized and existing under and by virtue of the laws of the State of Illinois  
having its principal office at the following address 111 Acacia Drive, Indian Head Park,  
Illinois, the following described Real Estate situated in the County of  
Cook and State of Illinois, to wit:  
See attached Exhibit "A"

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I hereby declare that the attached deed represents a transaction exempt under provisions of Paragraph 4, Section 4,  
of the Real Estate Transfer Tax Act as set forth below.

Done this 15th day of April 1977.

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 Vice President, and attested by its  
Assistant Secretary, this 28th day of March 1977.

BGP Corporation, a California Corporation  
(NAME OF CORPORATION)  
BY Elliott B. Badanes Vice President  
ATTEST: Linda L. Kronemann Assistant Secretary

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public, and for the  
County and State aforesaid, DO HEREBY CERTIFY, that Elliott B. Badanes  
personally known to me to be the Vice President of the BGP Corporation

corporation, and Linda L. Kronemann personally known to me to be  
the Assistant Secretary of said corporation, and personally known to  
me to be the same persons whose names are subscribed to the foregoing instru-  
ment, appeared before me this day in person and severally acknowledged that as  
such Vice President and Assistant Secretary, they signed  
and delivered the said instrument as Vice President and Assistant  
Secretary of said corporation, and caused the corporate 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 28th day of March 1977

Commission expires June 16, 1979

This instrument was prepared by Elliott B. Badanes, 111 Acacia Drive, #207,  
Indian Head Park, Ill. 60525 (NAME AND ADDRESS)

ASH, ANOS, HARRIS & FREEDMAN  
(Name)  
77 W. Washington Street  
(Address)  
Chicago, Illinois 60602  
(City, State and Zip)

OR RECORDER'S OFFICE BOX NO. 309

ADDRESS OF PROPERTY:

THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES  
ONLY AND IS NOT A PART OF THIS DEED.  
SEND SUBSEQUENT TAX BILLS TO:  
Wilshire Green Association  
111 Acacia Drive  
Indian Head Park, Ill. 60525

AFFIX "RIDERS" OR REVENUE STAMPS HERE

23 889 920

DOCUMENT NUMBER

23889920

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That part of the West half of the West half of Section 20, Township 38 North, Range 12 East of the Third Principal Meridian, described as follows:

Beginning at the Southeast corner of Outlot 3 in Indian Head Park Condominiums Unit 1, being a subdivision of part of the West half of the Northwest Quarter of said Section 20, according to the Plat thereof, recorded April 2, 1974 as Document No. 22672940; thence North 89 degrees 57 minutes 20 seconds West along the South line of said Outlot 3, a distance of 464.55 feet to the Southwest Quarter of said Outlot 3, thence South 0 degrees, 2 minutes, 40 seconds West at right angles to the last described line a distance of 356.95 feet more or less to a point on the North line of land conveyed to the Department of Public Works and Buildings of the State of Illinois by Document No. 14469541 recorded December 29, 1948; thence North 65 degrees, 32 minutes, 32 seconds East along last described North line, a distance of 510.52 feet, more or less, to a point on the East line of the West half of the West half of said Section 20; thence North 0 degrees 2 minutes 40 seconds East along said East line of the West half of the West half of Section 20, a distance of 144.87 feet more or less to the place of beginning, containing 2.6739 acres more or less all in Cook County, Illinois.

The within conveyance is subject to easements, covenants and conditions of record and current real estate taxes.

GRANTOR further specifically provides that the subject conveyance is being made to GRANTEE for the express purpose of retention for the benefit of the real estate described as follows: Lots 1, and 2 and Outlots 1, 2 and 3 in Indian Head Park Condominiums Unit 1, being a subdivision of part of the West half of the Northwest Quarter of Section 20, according to the Plat thereof recorded April 2, 1974 as Document No. 22672940.

GRANTOR further reserves the right to enter upon the subject conveyance to construct, modify or expand the present retention facility should same be required by the Village of Indian Head Park, Illinois, the Metropolitan Sanitary District of Greater Chicago, or any other appropriate governmental agency, also for the express benefit of the real estate described above as beneficiary of the present retention facilities.

GRANTOR specifically reserves and provides that in the event it is no longer required by either the Village of Indian Head Park, Illinois, the Metropolitan Sanitary District of Greater Chicago, or any other appropriate governmental agency that the aforesaid real estate be utilized for retention for the benefit of the benefited parcel heretofore described then in said event the within property shall revert to GRANTOR by operation of law.

EXHIBIT "A"

END OF RECORDED DOCUMENT

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