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WARRANTY DEED
Joint Tenancy Illinois Statutory
(Individual to Individual)

ALF No. 2810
December 1973

(The Above Space For Recorder's Use Only)

THE GRANTOR RICHARD G. CROISSANT AND LINDA G. CROISSANT, HIS WIFE

of the VILLAGE of PALATINE County of COOK State of ILLINOIS
for and in consideration of TEN AND NO/100ths (\$10.00) DOLLARS.
in hand paid.

CONVEY and WARRANT to JAMES W. BREWER AND ANN MOY BREWER, HIS WIFE

of the _____ of _____ County of _____ State of ILLINOIS
not in Tenancy in Common, but in JOINT TENANCY; the following described Real Estate situated in the
County of COOK in the State of Illinois, to wit:*

UNIT NUMBER 'A' IN BUILDING 18, AS DELINEATED ON SURVEY OF IVY GLEN PALATINE
CONDOMINIUM OF PART OF THE NORTH WEST 1/4 OF SECTION 1, TOWNSHIP 42 NORTH, RANGE
10, EAST OF THE THIRD PRINCIPAL MERIDIAN, (HEREINAFTER REFERRED TO AS PARCEL),
WHICH SURVEY IS ATTACHED AS EXHIBIT '1' TO DECLARATION OF CONDOMINIUM MADE BY
BUILDING SYSTEMS HOUSING CORPORATION, A CORPORATION OF OHIO, RECORDED IN THE OFFICE
OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, ON DECEMBER 21, 1972, AS
DOCUMENT NUMBER 22165443, AS AMENDED FROM TIME TO TIME, TOGETHER WITH AN
UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE
PROPERTY AND SPACE COMPRISING ALL THE UNIT THEREOF AS DEFINED AND SET FORTH
IN SAID DECLARATION AND SURVEY) IN COOK COUNTY, ILLINOIS.

66-2-1-237 (A) 0

02-01-102-01-10-07

12. This Deed is conveyed
~~UPON A DEED OF CONVEYANCE~~ ON THE CONDITIONAL LIMITATION THAT THE PERCENTAGE
OF OWNERSHIP OF SAID GRANTEEES IN THE COMMON ELEMENTS SHALL BE DIVESTED
PRO TANTO AND VEST IN THE GRANTEEES OF THE OTHER UNITS IN ACCORDANCE WITH
THE TERMS OF SAID DECLARATION AND ANY OTHER UNITS IN ACCORDANCE WITH THE
TERMS OF SAID DECLARATION AND ANY AMENDED DECLARATION RECORDED PURSUANT
THERE TO, AND THE RIGHT OF REVOCATION IS ALSO HEREBY RESERVED TO THE GRANTOR
HEREIN TO ACCOMPLISH THIS RESULT, THE ACCEPTANCE OF THIS CONVEYANCE BY THE
GRANTEEES SHALL BE DEEMED AN AGREEMENT WITHIN THE CONTEMPLATION OF THE
CONDOMINIUM PROPERTY ACT OF THE STATE OF ILLINOIS TO A SHIFTING COMMON ELEMENT
PURSUANT TO SAID DECLARATION AND TO ALL OTHER TERMS OF SAID DECLARATION,
WHICH IS HEREBY INCORPORATED HEREIN BY REFERENCE THERETO AND TO ALL THE
TERMS OF EACH AMENDED DOCUMENT PURSUANT THERETO.

PARTY OF THE FIRST PART ALSO HEREBY GRANTS TO PARTIES OF THE SECOND PART
THEIR SUCCESSORS AND ASSIGNS AS RIGHTS AND EASEMENTS APPURTENANT TO THE
ABOVE DESCRIBED REAL ESTATE, THE RIGHT AND EASEMENTS FOR THE BENEFIT OF SAID
PROPERTY SET FORTH IN THE AFORESAID DECLARATION, AND PARTY OF THE FIRST PART
RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS AND THE RIGHTS AND EASEMENTS
SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING PROPERTY
DESCRIBED THEREIN. THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS AND RESTRICT-
TIONS, CONDITIONS, COVENANTS AND RESERVATIONS CONVEYED IN SAID DECLARATION
THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STI-
PULATED AS LEGHT HEREIN.

APS HERE

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hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises not in tenancy in common, but in joint tenancy forever.

DATED this 20th day of MARCH 19 78

PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S)

Richard G. Croissant (Seal) _____ (Seal)

RICHARD G. CROISSANT

Linda G. Croissant (Seal) _____ (Seal)

LINDA G. CROISSANT

State of Illinois, County of COOK ss. I, the undersigned, a Notary Public in and for Cook County, in the State aforesaid, DO HEREBY CERTIFY that RICHARD G. CROISSANT AND LINDA G. CROISSANT, HIS WIFE



personally known to me to be the same person S whose name S subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that THEY signed, sealed and delivered the said instrument as THEIR free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 20th day of MARCH 19 78

Commission expires JANUARY 30 19 80 Ellen Rosenthal NOTARY PUBLIC

This instrument was prepared by SAMUEL EINHORN, 1213 DUNDEE RD. BUFFALO GROVE, ILL 60090
name address city zip

ADDRESS OF PROPERTY AND GRANTEE
2139 DOGWOOD

MAIL TO: {
 _____ (Name)
 _____ (Address)
 _____ (City, State and zip)

PALATINE, ILLINOIS
THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY AND IS NOT A PART OF THIS DEED.

SEND SUBSEQUENT TAX BILLS TO:

OR RECORDER'S OFFICE BOX NO. 555

(Name)

(Address)

If space is insufficient* use reverse side

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AFFIX RIDERS OR REVIEW

RECORDING OFFICE
COOK COUNTY, ILLINOIS
MARCH 24 1978
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COOK COUNTY, ILLINOIS
FILED FOR RECORD

Richard R. Allen
Recorder for State

24465907

Property of Cook County Clerk's Office

RECORD OF RECORDED DOCUMENTS