

UNOFFICIAL COPY

SPECIAL WARRANTY DEED
(Corporation to Individual)

NO. 803
September, 1975

GEORGE E. COLE*
LEGAL FORMS

1 copy Unit E 486762
0072 66-61 824 E

0401103 24 652 840
This Indenture, made this 8th day of September, 1978,

between Northbrook Development Corporation
a corporation created and existing under and by virtue of the laws of the State of Illinois
and duly authorized to transact business in the State of Illinois, party of the first part,
and Nancy E. DuJaney
Loc #49/ 2546 Brian Drive, Northbrook, Ill (NAME AND ADDRESS OF GRANTEE)
party of the second part

WITNESSETH, that the said party of the first part, for and in consideration of the sum of
-----Ten----- Dollars,
in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to
authority of the Board of Directors of said corporation, by these presents does REMISE, RE-
LEASE, ALIEN AND CONVEY unto the said party of the second part, and to her heirs and assigns,
FOREVER, all the following described land, situated in the County of Cook
and State of Illinois known and described as follows, to wit:

SEE ATTACHED LEGAL DESCRIPTION

11.00

STATE OF ILLINOIS
CLERK OF THE CLERK
RECEIVED
SEP 27 1978
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Together with all and singular the hereditaments and appurtenances thereunto belonging, or in any wise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the said party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the said party of the second part, her heirs and assigns forever.

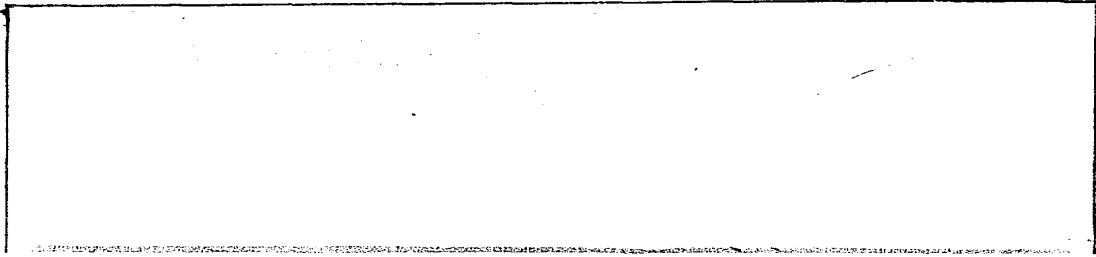
And the said party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the said party of the second part, her heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner incumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND FOREVER DEFEND.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its _____ President; and attested by its _____ Assistant Secretary, the day and year first above written.

Northbrook Development Corporation
By: Maurice Sandyman President
Attest: Thomas Scher Assistant Secretary

This instrument was prepared by Vivian Kuhns
(NAME AND ADDRESS)
Northbrook Development Corporation
925 Landwehr Road, Northbrook, Ill 60062

24-652 840

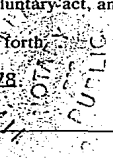


STATE OF Illinois ^{COOK COUNTY, ILLINOIS}
~~FILED FOR RECORD~~ ss.
COUNTY OF Cook ^{JET 6 78 2 25 PM}

[Signature]
REGISTRATION DEPT
#24652840

Vivian Kuhns a notary public
in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Maurice Sanderman
personally known to me to be the President of the corporation, and Thomas Scher
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 instrument, appeared before me this
day in person and severally acknowledged that as such President and Assistant
Secretary, they signed and delivered the said instrument as 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.

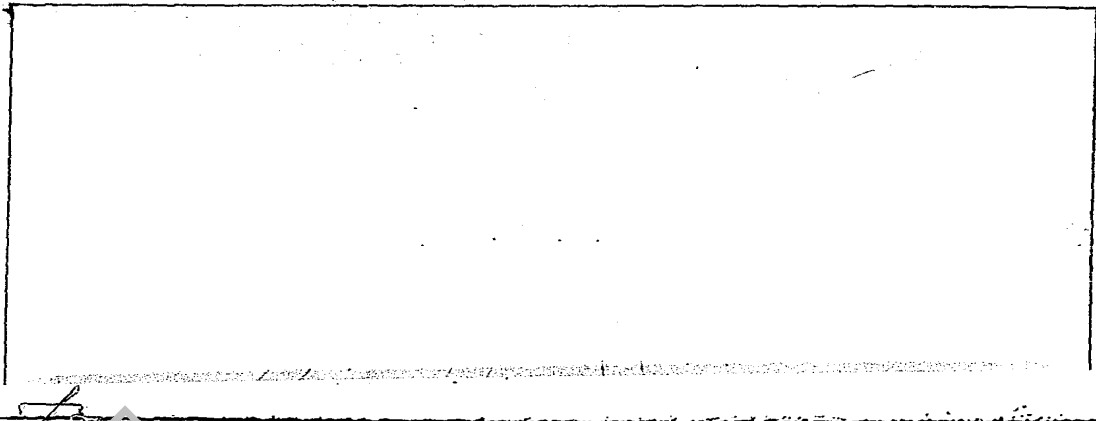
GIVEN under my hand and official seal this 18th day of September, 1978
[Signature]
Notary Public
Commission expires 2/14/82



Box _____
SPECIAL WARRANTY DEED
Corporation to Individual
Northbrook Development Corporation
925 Landwehr Road
Northbrook, Ill 60062
TO
Nancy E. DuTaney
Lot #49/ 2546 Brian Drive
Northbrook, Ill 60062
ADDRESS OF PROPERTY:
Lot #49/ 2546 Brian Drive
Northbrook, Illinois 60062
MAIL TO:
*Nancy E. DuTaney
21796 Hickory Hill Dr.
Kildeer, Ill 60047*
GEORGE E. COLE®
LEGAL FORMS

Property of Cook County Clerk's Office

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Unit No. 49 in Cobblewood Condominium as delineated on survey of parts thereof in the SE quarter of the NW quarter (except the N 50' and the S 492.08' thereof) of Section 21, Township 47 North, Range 12, E of the 3rd Principal Meridian (hereinafter referred to as 'parcel'), which survey is attached as Exhibit 'A' to declaration of condominium made by M. J. Miles Construction Co. recorded in the Office of the Recorder of Deeds of Cook County, Illinois, as Document No. 22747624 as amended from time to time, together with an undivided percentage of interest in said parcel. Said percentage shall automatically change in accordance with amended declarations as same are filed of record pursuant to said declaration, and together with additional common elements as such amended declarations are filed of record, in the percentages set forth in such amended declarations, which percentages shall automatically be deemed to be conveyed effective on the recording of each such amended declaration as though conveyed hereby.

This deed is conveyed on the conditional limitation that the percentage of ownership of said Grantees in the common elements shall be divested pro tanto and vest in the Grantees of the other units in accordance with the terms of said declaration and any amended declarations recorded pursuant thereto, and the right of revocation is also hereby reserved to the Grantor herein to accomplish this result. The acceptance of this conveyance by the Grantees shall be deemed an agreement within the contemplation of the condominium property act of the State of Illinois to a shifting of the common elements pursuant to said declaration and to all the other terms of said declaration, which is hereby incorporated herein by reference thereto, and to all the terms of each amended declaration recorded pursuant thereto. Grantor hereby grants to Grantees, their successors and assigns, as rights and easements appurtenant to the above-described real estate, the rights and easements for the benefit of the property set forth in the aforementioned declaration, and Grantor reserves to itself, its successors and assigns 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, restrictions, conditions, covenants and reservations contained in the said declaration as though the provisions of said declaration were recited and stipulated at length therein.

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END OF RECORDED DOCUMENT