

UNOFFICIAL COPY

GEORGE E. COLE  
LEGAL FORMS

No. 808  
September, 1975

WARRANTY DEED

Statutory (ILLINOIS)

(Individual to Individual)

1977 JUL 20 11 09 25

24 019 950

(The Above Space For Recorder's Use Only)

THE GRANTOR, David W. Grainger, married to Julie Grainger of the City of Chicago County of Cook State of Illinois for and in consideration of Ten and No/100 (\$10.00) DOLLARS, and other good and valuable consideration in hand paid, CONVEY and WARRANTS to Ruth Jahnholtz, a spinster (NAME AND ADDRESS OF GRANTEE) 104 S. Cook, Barrington, Illinois

the following described Real Estate situated in the County of Cook in the State of Illinois, to-wit: which is described on the form of Rider attached hereto and hereby incorporated herein by reference, said Rider consisting of two pages.

Grantee's address: 104 South Cook Street Barrington, Illinois 60010

THIS IS NOT HOMESTEAD PROPERTY AS TO THE GRANTOR.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

DATED this 15th day of July 19 77

(Seal) David W. Grainger (Seal) David W. Grainger

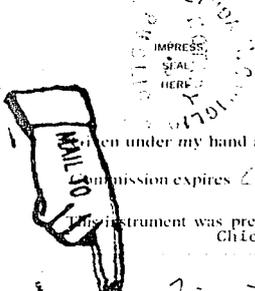
(Seal) (Seal)

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that David W. Grainger, married to Julie Grainger

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

Witness under my hand and official seal, this 15th day of July 19 77

My commission expires 19 19 77  
This instrument was prepared by Frank H. Henneburg, 115 S. LaSalle Street, Chicago, Illinois 60603 (NAME AND ADDRESS)



First Nat. Bank & Trust  
Barrington, Ill. 60010

ADDRESS OF PROPERTY:  
Brinker Rd. & County Line Rd.  
Barrington Hills, Illinois  
THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY AND IS NOT A PART OF THIS DEED  
SEND SUBSEQUENT TAX BILLS TO:



DOCUMENT NUMBER  
24019950

X00

Property of Clerk's Office

LEGAL DESCRIPTION RIDER

PARCEL 1:

THAT PART OF THE NORTHWEST 1/4 OF SECTION 3, TOWNSHIP 42 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING ON THE SOUTHERLY LINE OF SAID NORTH WEST 1/4, 513.43 FEET (AS MEASURED ALONG SAID SOUTHERLY LINE) EAST OF THE SOUTH WEST CORNER OF SAID NORTH WEST 1/4; THENCE WESTERLY ALONG THE SOUTHERLY LINE OF SAID NORTH WEST 1/4, A DISTANCE OF 318.90 FEET TO THE POINT OF BEGINNING OF THE TRACT OF LAND HEREIN DESCRIBED; CONTINUING THENCE WESTERLY ALONG THE SOUTHERLY LINE OF SAID NORTH WEST 1/4, A DISTANCE OF 194.10 FEET TO THE SOUTH WEST CORNER OF SAID NORTH WEST 1/4; THENCE NORTH ALONG THE WEST LINE THEREOF, 503.65 FEET TO A POINT 2378.0 FEET SOUTH OF THE NORTH WEST CORNER OF SAID NORTH WEST 1/4; THENCE NORTH 89 DEGREES 57 MINUTES EAST IN A STRAIGHT LINE PARALLEL WITH THE NORTH LINE OF SAID NORTH WEST 1/4, 233.0 FEET; THENCE NORTH 37 DEGREES 24 MINUTES EAST IN A STRAIGHT LINE, 134.50 FEET TO A POINT 314.80 FEET EAST OF THE WEST LINE OF SAID NORTH WEST 1/4 (AS MEASURED PARALLEL WITH THE NORTH LINE THEREOF); THENCE NORTH 86 DEGREES 05 MINUTES EAST, 198.45 FEET; THENCE SOUTH 446.55 FEET ALONG A STRAIGHT LINE, WHICH IF EXTENDED WOULD INTERSECT THE SOUTHERLY LINE OF SAID NORTH WEST 1/4 AT THE AFORESAID POINT ON SAID SOUTHERLY LINE WHICH IS 513.43 FEET (AS MEASURED ALONG SAID SOUTHERLY LINE) EAST OF THE SOUTH WEST CORNER OF SAID NORTH WEST 1/4; THENCE WEST ALONG A LINE DRAWN AT RIGHT ANGLES TO THE LAST DESCRIBED LINE, A DISTANCE OF 318.90 FEET; THENCE SOUTH AT RIGHT ANGLES TO THE LAST DESCRIBED LINE, A DISTANCE OF 187.70 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

GEORGE E. COLE'S  
LEGAL FORMS

24 019 950

PARCEL 2:

PUBLIC  
EASEMENT FOR INGRESS, EGRESS, AND UTILITIES OVER THE FOLLOWING DESCRIBED PROPERTY: THE SOUTHERLY 20 FEET OF THAT PART OF THE NORTH WEST 1/4 OF SECTION 3, TOWNSHIP 42 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTH WEST CORNER OF SAID NORTH WEST 1/4 AND RUNNING THENCE NORTH ALONG THE WEST LINE THEREOF 503.65 FEET TO A POINT 2378.0 FEET SOUTH OF THE NORTH WEST CORNER OF SAID NORTH WEST 1/4; THENCE NORTH 89 DEGREES 57 MINUTES EAST IN A STRAIGHT LINE PARALLEL WITH THE NORTH LINE OF SAID NORTH WEST 1/4, 233.0 FEET; THENCE NORTH 37 DEGREES 24 MINUTES EAST IN A STRAIGHT LINE 134.50 FEET TO A POINT 314.80 FEET EAST OF THE WEST LINE OF SAID NORTH WEST 1/4 (AS MEASURED PARALLEL WITH THE NORTH LINE THEREOF); THENCE NORTH 86 DEGREES 05 MINUTES EAST, 198.45 FEET TO THE POINT OF BEGINNING OF THE TRACT OF LAND HEREIN DESCRIBED; CONTINUING THENCE EASTERLY ALONG THE LAST DESCRIBED LINE, 206.55 FEET; THENCE SOUTH 89 DEGREES 35 MINUTES EAST, 590.75 FEET TO A POINT IN THE CENTER LINE OF A PUBLIC HIGHWAY 2249.20 FEET, SOUTH OF THE NORTH LINE OF SAID NORTH WEST 1/4 (AS MEASURED ALONG THE CENTER LINE OF ROAD); THENCE SOUTH 0 DEGREES 58 MINUTES EAST ALONG THE CENTER LINE OF SAID HIGHWAY 702.20 FEET TO THE SOUTH LINE OF SAID NORTH WEST 1/4; THENCE NORTH 87 DEGREES 02 1/2 MINUTES WEST ALONG THE SOUTH LINE OF SAID NORTH WEST 1/4, 1129.04 FEET TO A POINT 194.10 FEET EAST OF THE SOUTH WEST CORNER OF SAID NORTH WEST 1/4 (AS MEASURED ALONG THE SOUTH LINE THEREOF); THENCE NORTH PARALLEL WITH THE WEST LINE OF SAID NORTH WEST 1/4, 187.70 FEET; THENCE EAST AT RIGHT ANGLES TO THE LAST DESCRIBED LINE 318.90 FEET; THENCE NORTH PARALLEL WITH THE WEST LINE OF SAID NORTH WEST 1/4, 446.55 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS, AS CREATED BY GRANT DATED MAY 31, 1961 AND RECORDED JUNE 1, 1961 AS DOCUMENT NUMBER 18176866.

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Subject to:

- (a) General taxes for the year 1976 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s) 1976, etc.
- (b) Covenants, conditions and restrictions of record;
- (c) Private, public and utility easements and roads and highways, if any;
- (d) Special taxes or assessments for improvements not yet completed;
- (e) Installments not due as of May 24, 1977 of any special tax or assessment for improvements heretofore completed;
- (f) All matters shown in the survey prepared by Suburban Survey Service on April 12, 1972 under file number 72017-u-1 including but not limited to, any rights of easement, prescription or adverse possession by reason of the bridle path and bridle path fence shown thereon;
- (g) Rights of the Public, the State of Illinois, and the Municipality in and to the East 25 feet, more or less, of the land, which is used for Brinker Road;
- (h) Easement in, upon, under, along and across the West half of the public highway known as Brinker Road which extends along the East side of Parcel 2 herein, in favor of Northern Illinois Gas Company, a corporation of Illinois, its successors and assigns, to lay, maintain, operate, renew, replace and remove gas mains and any necessary gas facilities appurtenant thereto, together with right of access thereto for said purposes, as created by Grant from Babbs Wastecoat dated December 17, 1965 and recorded January 17, 1966 as Document No. 19711942 and subject to the covenants, conditions and provisions therein contained; (Affects Parcel 2)
- (i) Terms, provisions and conditions relating to the easement described as Parcel No. 2 contained in the instrument creating such easement.
- (j) Rights of the adjoining owner or owners to the concurrent use of the easement.

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END OF RECORDED DOCUMENT