

GEORGE E. COLE  
LEGAL FORMS

NO. 804  
April, 1980

WARRANTY DEED  
Statutory (ILLINOIS)  
(Corporation to Individual)  
JOINT TENANCY

CAUTION: Consult a lawyer before using or acting under this form.  
All warranties, including merchantability and fitness, are excluded.

26976164

26976164 u A --- Rec 10.20

THE GRANTOR  
KRSS DEVELOPMENT CORP.

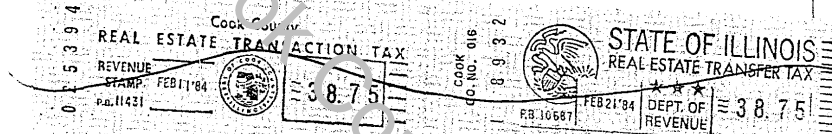
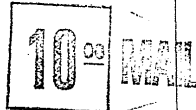
a corporation created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for and in consideration of the sum of \_\_\_\_\_ DOLLARS,  
\*Ten and 00/100 \_\_\_\_\_

in hand paid, and pursuant to authority given by the Board of Directors of said corporation, CONVEYS and WARRANTS to Patricia A. Sansone, and Ernest Sansone and Mary V. Sansone, as joint tenants 721 Barwick Place, Roselle, Illinois 60172

(NAME AND ADDRESS OF GRANTEE)  
the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See attached legal description.

2121184  
(The Above Space For Recorder's Use Only)



21 FEB 84 10:33

TO HAVE AND TO HOLD as joint tenants not as tenants in common FOREVER.

In Witness Whereof, said Grantor has caused its corporate seal to be hereon affixed, and has caused its name to be signed to these presents by its Assistant Secretary, this 13th day of February, 19 84.

KRSS DEVELOPMENT CORP.

IMPRESS  
CORPORATE SEAL  
HERE

BY Arleen Struck PRESIDENT  
ATTEST: Arleen Struck ASSISTANT SECRETARY

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Kenneth Struck personally known to me to be the President of the

IMPRESS  
NOTARIAL SEAL  
HERE

KRSS DEVELOPMENT corporation, and Arleen Struck 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 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 13th day of February 19 84

Commission expires Nov. 23 19 87 Alice Johnson  
NOTARY PUBLIC

This instrument was prepared by Alice Johnson, 1260 Bamberg Ct. Hanover Park, IL. 60130  
(NAME AND ADDRESS)

MAIL TO: Patricia A. Sansone  
(Name)  
877 Cross Creek Drive North, 12-AA-2  
(Address)  
Roselle, IL. 60172  
(City, State and Zip)

ADDRESS OF PROPERTY:  
877 Cross Creek Drive North, 12-AA-2  
Roselle, IL. 60172

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

SEND SUBSEQUENT TAX BILLS TO:  
Patricia A. Sansone  
(Name)  
877 Cross Creek Drive North, 12-AA-2  
Roselle, IL. 60172

OR RECORDER'S OFFICE BOX NO. \_\_\_\_\_



A-17250-55-Admitted

AFFIX "RIDERS" OR REVENUE

26976164

LEGAL DESCRIPTION FORFEED

PARCEL 1: UNIT NO. 12-AA-2, as delineated on the survey of the following described real estate (hereinafter referred to as "Parcel"):

That part of Lot 3 in Cross Creek, being a subdivision of the Northwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 35, Township 41 North, Range 10, East of the Third P.M., according to the plat thereof recorded February 7, 1979 as document No. 24835738 bounded by a line described as follows: Beginning at a point 299.66 feet East as measured along the North line thereof, and 206.00 feet South, as measured at right angles to said North line, of the Northwest corner of said Lot 3; thence North 86 degrees 30 minutes 38 seconds East, parallel with the North line of said lot, 152.42 feet; thence South 3 degrees 29 minutes 22 seconds East, 70.33 feet; thence South 86 degrees 30 minutes 38 seconds West, 152.42 feet; thence North 3 degrees 29 minutes 22 seconds West, 70.33 feet to the place of beginning. Cook County, Illinois.

which survey is attached as Exhibit "B" to Declaration of Condominium Ownership and of Easements, Restrictions and Covenants for Cross Creek Condominium Building No. made by First Bank of Cook Park as Trustee under Trust Agreement dated October 2, 1980 and known as Trust No. 12058, and recorded in the Office of the Cook County Recorder of Deeds as Document No. 2694554, together with an undivided 13.62 % interest in said Parcel (excepting from said Parcel all the units thereof as defined and set forth in said Declaration of Condominium Ownership and survey).

Grantor also hereby grants to Grantee, their successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the aforementioned Declaration of Condominium Ownership and hereby reserves to itself, its successors and assigns, the rights and easements set forth therein for the benefit of the remaining property described therein.

PARCEL 2: Grantor also hereby grants to Grantee, their successors and assigns, as rights and easements appurtenant to the above-described real estate, the rights and easements for the benefit of said property set forth in the Declaration of Covenants, Conditions, Restrictions and Easements for the Cross Creek Homeowners' Association dated the 1st day of September, 1979, and recorded in the Office of the Recorder of Deeds, Cook County, Illinois, as Document No. 25155624, which is incorporated herein by reference thereto. Grantor reserves to itself, its successors and assigns, as easements appurtenant to the remaining property described in said Declaration, the easements thereby created for the benefit of said remaining property and this conveyance is subject to the said easements and the rights of the Grantor to grant said easements in the conveyance and mortgages of said remaining property or any of them.

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