

WARRANTY DEED Statutory (ILLINOIS) (Corporation to Individual)

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87166516

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

COOK COUNTY, ILLINOIS FILED FOR RECORD

1987 MAR 30 PM 2:51

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THE GRANTOR, OAK MANAGEMENT SERVICE COMPANY, INC., formerly known as OAK MANAGEMENT SERVICE, INC.

a corporation created and existing under and by virtue of the laws of the State of Delaware and duly authorized to transact business in the State of Illinois, for and in consideration of the sum of Ten and no/100 (\$10.00) and other good and valuable considerations in hand paid,

12.00

and pursuant to authority given by the Board of Directors of said corporation, CONVEYS and WARRANTS TO David A. Cook, J. Cook, his wife 123 Acacia Drive, Indian Head Park, Illinois 60525 NOT IN TENANCY, BUT IN JOINT TENANCY

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE ATTACHED EXHIBIT "A"

SUBJECT TO general real estate taxes for 1986 and subsequent years; covenants, conditions and restrictions of record; public and utility easements; zoning and building laws and ordinances and Declaration of Covenants, Conditions and Restrictions, 87th Street, Cook County, Illinois; Rights of owners of property adjoining and/or abutting Parcels No. 2 and 3 to the concurrent use of said easements.

Permanent Tax Index No.: 18-31-402-004-000

Dated March 25, 1987

In Witness Whereof, said Grantor 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 Secretary, this day of March, 1987.

IMPRESS CORPORATE SEAL HERE

OAK MANAGEMENT SERVICE COMPANY, INC. Thomas W. Rediehs, President; Judith N. Rediehs, 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 Thomas W. Rediehs personally known to me to be the President of the OAK MANAGEMENT SERVICE COMPANY, INC., FORMERLY KNOWN AS OAK MANAGEMENT SERVICE, INC.,

corporation, and Judith N. Rediehs personally known to me to be the 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 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.

OFFICIAL SEAL ELLEN P BREWIN NOTARY PUBLIC STATE OF ILLINOIS COMMISSION EXP. DEC. 20, 1990

Given under my hand and official seal, this 27th day of March, 1987

Commission expires 10-20 1990 Ellen P. Brewin NOTARY PUBLIC

This instrument was prepared by Ellen P. Brewin, 100 W. Plainfield Rd., LaGrange, IL. 60525

MAIL TO: VINCENT HEADINGTON (Name) P.O. BOX 14438 (Address) CHICAGO, IL. 60614 (City, State and Zip)

ADDRESS OF PROPERTY 87th Street between Wolf & County Line Road, Hinsdale, IL. THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY AND IS NOT A PART OF THIS DEED

SEND SUBSEQUENT TAX BILLS TO STATE STONE (Name) (Address)

STATE OF ILLINOIS REAL ESTATE TRANSFER TAX DEPT OF REVENUE 180000

COOK COUNTY REAL ESTATE TRANSACTION TAX 100.00

87166515

RECORDER'S OFFICE BOX NO. 333-1

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WARRANTY DEED

Corporation to Individual

TO

GEORGE E. COLE  
LEGAL FORMS

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

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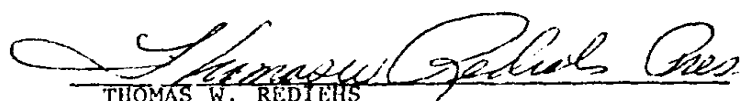
## PLAT ACT AFFIDAVIT

STATE OF ILLINOIS )  
                                  )SS  
COUNTY OF COOK   )

THOMAS W. REDIEHS, being duly sworn on oath, states that        he resides at 11500 West 87th Street, Hinsdale, Illinois, and that the attached deed is not in violation of Section 1 of Chapter 109 of the Illinois Revised Statutes for one of the following reasons: (CIRCLE NUMBER BELOW WHICH IS APPLICABLE TO ATTACHED DEED OR LEASE.)

1. The division or subdivision of land into parcels or tracts of 5 acres or more in size which does not involve any new streets or easements of access.
2. The division of lots or blocks of less than 1 acre in any recorded subdivision which does not involve any new streets or easements of access.
3. The sale or exchange of parcels of land between owners of adjoining and contiguous land.
4. The conveyance of parcels of land or interests therein for use as a right of way for railroads or other public utility facilities and other pipe lines which does not involve any new streets or easements of access.
5. The conveyance of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
6. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
7. Conveyances made to correct descriptions in prior conveyances.
8. The sale or exchange of parcels or tracts of land following the division into no more than 2 parts of a particular parcel or tract of land existing on July 17, 1959 and not involving any new streets or easements of access.
9. The sale of a single lot of less than 5 acres from a larger tract when a survey is made by an Illinois Registered Land Surveyor; provided that this exemption shall not apply to the sale of any subsequent lots from the same larger tract of land, as determined by the dimensions and configuration of the larger tract on October 1, 1973, and provided also that this exemption does not invalidate any local requirements applicable to the subdivision of land.

Affiant further states that        he makes this affidavit for the purpose of inducing the Recorder of Cook County, Illinois, to accept the attached deed for recording.

  
THOMAS W. REDIEHS

Subscribed and sworn to before me  
this 27 day of March, 1987.

Ellen P. Brewin  
Notary Public



UNOFFICIAL COPY

Property of Cook County Clerk's Office

COOK COUNTY CLERK'S OFFICE  
111 N. LAUREL STREET, CHICAGO, IL 60602  
TEL: (773) 399-3000 FAX: (773) 399-3001  
WWW.COOKCOUNTYCLERK.COM

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PARCEL 1:

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THAT PART OF THE SOUTH WEST 1/4 OF THE SOUTH EAST 1/4 OF SECTION 31,  
TOWNSHIP 38 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN,  
BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTH WEST CORNER OF SAID SOUTH EAST 1/4; THENCE  
NORTH 00 DEGREES 18 MINUTES 43 SECONDS EAST, ALONG THE WEST LINE OF  
SAID SOUTH EAST 1/4, 508.00 FEET; THENCE SOUTH 89 DEGREES 33 MINUTES 17  
SECONDS EAST, PARALLEL WITH THE SOUTH LINE OF SAID SOUTH EAST 1/4,  
232.22 FEET TO THE CENTERLINE OF A 50 FOOT EASTMENT, AS POINT OF BEGIN-  
NING, PER DOCUMENT 23152192; THENCE NORTHWESTERLY ALONG SAID CENTERLINE,  
ALSO BEING A CURVE TO THE LEFT (CONCAVE WESTERLY) CHAVING A TANGENT THAT  
BEARS NORTH 4 DEGREES 00 MINUTES 39 SECONDS WEST AND A RADIUS OF 1000.00  
FEET, AN ARC DISTANCE OF 42.67 FEET; THENCE CONTINUING ALONG SAID  
CENTERLINE, ALSO BEING A CURVE TO THE RIGHT (CONCAVE SOUTHEASTERLY)  
HAVING A RADIUS OF 145.00 FEET, AN ARC DISTANCE OF 179.83 FEET; THENCE  
CONTINUING ALONG SAID CENTERLINE, ALSO BEING A CURVE TO THE LEFT (CONCAVE  
NORTHWESTERLY), HAVING A RADIUS OF 125.00 FEET, AN ARC DISTANCE OF 102.80  
FEET TO A POINT WHICH IS THE POINT OF BEGINNING OF THE CENTERLINE OF A 40  
FOOT INGRESS-EGRESS EASEMENT, AS PER DOCUMENT 23587266; THENCE EASTERLY  
ALONG THE CENTERLINE OF SAID 40 FOOT INGRESS-EGRESS EASEMENT, ALSO BEING  
A NON-TANGENT CURVE TO THE LEFT, HAVING A TANGENT THAT BEARS SOUTH 67  
DEGREES 59 MINUTES 04 SECONDS EAST AND A RADIUS OF 200.00 FEET, AN ARC  
DISTANCE OF 203.16 FEET; THENCE SOUTH 61 DEGREES 24 MINUTES 41 SECONDS  
EAST 105.00 FEET; THENCE SOUTH 89 DEGREES 33 MINUTES 17 SECONDS EAST,  
PARALLEL WITH THE SOUTH LINE OF SAID SOUTH EAST 1/4, 428.34 FEET; THENCE  
SOUTH 00 DEGREES 26 MINUTES 45 SECONDS WEST, 750.00 FEET TO THE SOUTH  
LINE OF SAID SOUTH EAST 1/4; THENCE NORTH 89 DEGREES 33 MINUTES 17  
SECONDS WEST ALONG THE SOUTH LINE OF SAID SOUTH EAST 1/4, 24.58 FEET;  
THENCE NORTH 00 DEGREES 26 MINUTES 43 SECONDS EAST 508.00 FEET; THENCE  
NORTH 89 DEGREES 33 MINUTES 17 SECONDS WEST PARALLEL WITH THE SOUTH LINE  
OF SAID SOUTH EAST 1/4, 830.76 FEET TO THE POINT OF BEGINNING, ALL IN  
COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH  
IN PLAT OF EASEMENT GRANT RECORDED AS DOCUMENT 23152192, IN COOK COUNTY,  
ILLINOIS

PARCEL 3:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH  
IN PLAT OF EASEMENT GRANT RECORDED AS DOCUMENT 23587266, IN COOK COUNTY,  
ILLINOIS.

"Exhibit A"

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