

UNOFFICIAL COPY

WARRANTY DEED
Statutory IL IN (S)
(Corporation to Individual)

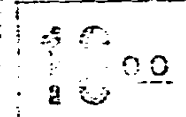
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CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

THE GRANTOR MAP Investments Incorporated,
2230 Main Street, Evanston, Illinois

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 Ten (\$10.00) and 00/100

and other consideration DOLLARS. in hand paid, and pursuant to authority given by the Board of Directors of said corporation, CONVEYS and WARRANTS to Scott F. Schoeller, 8522 Kedvale, Skokie, IL 60076



(The Above Space For Recorder's Use Only)

(NAME AND ADDRESS OF GRANTEE)

the following described Real Estate situated in the County of Cook in the State of Illinois to wit: THAT PART OF

LOT 5 IN ZERA SUBDIVISION THREE OF PARTS OF THE SOUTH WEST 1/4 OF SECTION 24 AND THE SOUTH EAST 1/4 OF SECTION 23, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; DESCRIBED AS LYING NORTHERLY OF A LINE DRAWN PARALLEL TO THE NORTHERLY LINE OF SAID LOT 5, FROM A POINT 220.0 FEET NORTHERLY OF THE SOUTH EAST CORNER OF SAID LOT 5, IN COOK COUNTY, ILLINOIS; AND ALSO INCLUDING: SEE EXHIBIT A ATTACHED HERETO.

Subject to: covenants, conditions and restrictions of record; private, public and utility easements and roads and highways, if any; party wall rights and agreements, if any; existing leases and tenancies with Purchaser; special taxes or assessments for improvements not yet completed; installments not due at the date hereof of any special tax or assessment for improvements heretofore completed; general taxes for the year 1987 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year 1987.

Permanent Real Estate Index Number(s): part of parcels nos. 10-24-300-025-0000 and 10-24-300-022-0000 and 10-23-500-003

Address(es) of Real Estate: LOT 5, EVANSTON, IL
1/4 mile southwest of 2230 Main St.

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 4th day of January, 1988.

MAP Investments Incorporated
IMPRESS CORPORATE SEAL HERE
BY Philip V. Zera (NAME OF CORPORATION) PRESIDENT
ATTEST Michael B. Roche 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 Philip V. Zera personally known to me to be the President of the MAP Investments Incorporated

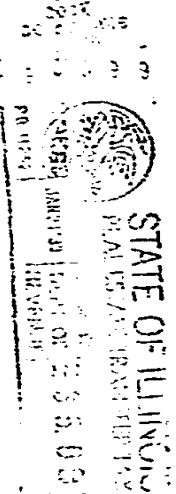
and Michael B. Roche personally known to me to be the Secretary of said corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such President and Secretary, they signed 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.

IMPRESS NOTARIAL SEAL HERE

Given under my hand and official seal, this 4th day of January, 1988

Commission expires April 11 1993
John T. Even, Schuyler, Roche NOTARY PUBLIC

This instrument was prepared by S. Zwirner, 3100 Prudential Plaza, Chicago, Illinois 60601
(NAME AND ADDRESS)



APPLY "RIDERS" OR REVENUE STAMPS HERE
Real Estate Transfer Tax \$500.00
City of Evanston

REAL ESTATE TRANSACTION TAX
88031568
CITY OF COOK

MAIL TO { C.M. COYLE, ATTORNEY (Name)
721 Main Street (Address)
Evanston, IL 60025 (City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO
Name
Address
City, State and Zip

OR RECORDERS OFFICE BOX NO 80X 333 - WJ

71-45-944
617065 R2

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WARRANTY DEED
Corporation to Individual

TO

GEORGE E. COLE
LEGAL FORMS

Property of Cook County Clerk's Office

COURT COURT 2 1 1998
FILED FOR RECORD
1998 JAN 21 PM 1:51

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EXHIBIT A

7 5 6 8

A NON-EXCLUSIVE EASEMENT FOR DRIVEWAY PURPOSES AS RESERVED IN DEED BY CHICAGO AND NORTHWESTERN TRANSPORTATION COMPANY THE ALEXANDER A. ZERA, JR. AND PHILIP V. ZERA BY DEED RECORDED AS DOCUMENT 25384528, AND AS CONTAINED AND CONVEYED IN DEED RECORDED AS DOCUMENT 85308825 OVER THE FOLLOWING DESCRIBED LAND:

THAT PART OF THE SOUTHWEST QUARTER OF SECTION 24, AND THE SOUTHEAST QUARTER OF SECTION 23, ALL IN TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 24; THENCE SOUTH 02 DEGREES 28 MINUTES 13 SECONDS WEST 1563.60 FEET ON THE WEST LINE OF THE SAID SECTION 24, TO THE TRUE POINT OF BEGINNING; THENCE NORTH 66 DEGREES 13 MINUTES 02 SECONDS EAST 33.46 FEET; THENCE SOUTH 02 DEGREES 28 MINUTES 13 SECONDS WEST 255.58 FEET; THENCE SOUTH 13 DEGREES 36 MINUTES 32 SECONDS EAST 111.58 FEET; THENCE SOUTH 02 DEGREES 43 MINUTES 28 SECONDS WEST 149.24 FEET; THENCE SOUTH 11 DEGREES 48 MINUTES 34 SECONDS WEST 382.55 FEET; THENCE SOUTH 24 DEGREES 20 MINUTES 45 SECONDS WEST 247.86 FEET TO THE NORTHERLY RIGHT-OF-WAY LINE OF OAKTON STREET; THENCE NORTH 89 DEGREES 05 MINUTES 32 SECONDS WEST 32.70 FEET ON THE NORTHERLY RIGHT-OF-WAY LINE OF OAKTON STREET TO THE WESTERLY RIGHT-OF-WAY LINE OF THE CHICAGO AND NORTH WESTERN RAILWAY COMPANY; THENCE NORTH 24 DEGREES 20 MINUTES 48 SECONDS EAST 339.35 FEET ON THE SAID WESTERLY RIGHT-OF-WAY LINE TO THE WEST LINE OF THE SAID SECTION 24; THENCE NORTH 02 DEGREES 28 MINUTES 13 SECONDS EAST 109.43 FEET ON THE WEST LINE OF THE SAID SECTION 24; THENCE NORTH 11 DEGREES 48 MINUTES 34 SECONDS EAST 159.05 FEET; THENCE NORTH 02 DEGREES 43 MINUTES 28 SECONDS EAST 136.66 FEET; THENCE NORTH 13 DEGREES 36 MINUTES 32 SECONDS WEST 111.52 FEET TO THE WEST LINE OF SAID SECTION 24; THENCE NORTH 02 DEGREES 28 MINUTES 13 SECONDS EAST 215.32 FEET ON THE WEST LINE OF THE SAID SECTION 24 TO THE TRUE POINT OF BEGINNING. ALL BEING SITUATED IN COOK COUNTY, ILLINOIS.

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2003/04/22