

THE EASTHAMPTONS TOWNHOME CONDOMINIUM

WARRANTY DEED

12.00

1 of 3

71 52 389 2

THE GRANTOR, CENTEX REAL ESTATE CORPORATION, D/B/A CENTEX HOMES a Nevada corporation, created and existing under and by virtue of the laws of the State of Nevada, and duly authorized to transact business in the State of Illinois, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration in hand paid, and pursuant to authority given by the Board of Directors of said corporation, CONVEYS AND WARRANTS unto:

Michelle L. Ruskowski, Spinster Grantee(s) residing at 1161 Warwick Lane, Elk Grove Village, Il. 60007 the following described real estate situated in the County of Cook in the State of Illinois, to-wit:

Unit 16-1 in The Easthamptons Townhome Condominium, as delineated on a survey of the following described real estate:

That part of the Northeast 1/4 of Section 26, Township 41 North, Range 10, East of the Third Principal Meridian, in Cook County, Illinois, which survey is attached as Exhibit B to the Declaration of Condominium recorded as Document No. 86 608977, together with its undivided percentage interest in the common elements, in Cook County, Illinois.

TO HAVE AND TO HOLD such real estate unto the Grantee(s) forever, Said conveyance is made subject to: (1) general taxes for 19 87 and subsequent years; (2) zoning and building laws and ordinances; (3) defects in title occurring by reason of any acts done or suffered by Grantee(s); (4) easements, reservations, rights of way, covenants, conditions, restrictions and building lines of record; (5) encroachments, if any; (6) applicable zoning and building laws or ordinances; (7) Condominium Property Act of Illinois; (8) assessments established pursuant to the Declaration of Condominium; and (9) Declaration of Condominium and amendments thereof.

GRANTOR HEREBY GRANTS TO GRANTEE(S), 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 Condominium for The Easthamptons Townhome Condominium recorded in the Office of the Recorder of Deeds, Cook County, Illinois, on 12/19/86 as Document No. 86 608977, 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 said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein. This Deed is conveyed on the express condition that the percentage of ownership of Grantee in the Common Elements may be divested pro tanto and vested in accordance with the Declaration and any recorded amendment(s) thereto.

STATE OF ILLINOIS REAL ESTATE TRANSFER TAX 4475



98 MAR 1988

Cook County jb. 745660

REAL ESTATE TRANSACTION TAX 4475



REVENUE 4475

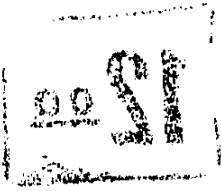
COOK COUNTY, ILLINOIS FILED FOR RECORD

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Property of Cook County Clerk's Office

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1988 FEB 17 09 35 5

IN WITNESS WHEREOF, said Grantor has caused its name to be signed to these presents by its duly authorized Ill. Div President and attested by its Assistant Secretary this 17th day of February, 1988.

(CORPORATE SEAL)

CENTEX REAL ESTATE CORPORATION, D/B/A  
CENTEX HOMES

Attest:

*Rex L. Gordon*  
Assistant Secretary

By: *James R. Harker*  
President, Illinois Division

STATE OF ILLINOIS        )  
                                  ) SS  
COUNTY OF COOK        )

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY that Gerald Harker personally known to me to be the Ill. Div. President of CENTEX REAL ESTATE CORPORATION, D/B/A CENTEX HOMES and Rex Gordon personally known to me to be the Asst. 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 Ill. Div. President and Asst. Secretary, they signed and delivered said instrument as Ill. Div. President and Asst. 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 17th day of February, 1988.

My Commission Expires:

11/09/88

*Helma E. Chijos*  
Notary Public

This Instrument Prepared By:

SHELBY S. BOBLICK  
McDERMOTT, WILL & EMERY  
111 West Monroe Street  
Chicago, Illinois 60603  
(312) 372-2000

After Recordation This Deed Should Be Returned to:

*Paul R. Rettberg*  
135 West Franklin St. Ste 3600  
Chicago, Ill 60607

SEND SUBSEQUENT TAX BILLS TO:

\_\_\_\_\_  
(Name)  
\_\_\_\_\_  
(Address)  
\_\_\_\_\_

BOX 333 - GG

The unit conveyed hereby is part of the property covered by permanent tax index number # 07 26 201 009 0000  
07 26 201 002 0000

Common address:

Building # 16 Unit # 1  
161 Inverness Court  
Elk Grove Village, IL 60007

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THE GREAT MOUNTAIN TRADING COMPANY