

WARRANT DEED STATE OF ILLINOIS
RELATIVE TO TRANSFER TAX

89009756

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

SHS DEVELOPMENT, INC.

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 and no/100 DOLLARS, in hand paid,

and pursuant to authority given by the Board of Directors of said corporation, CONVEYS and WARRANTS to NEIL A. SCHRIMSHER

DEPT-01 \$12.25
7#4444 TRAN 4443 01/09/89 13:50:00
#1687 # D * -89-009756
COOK COUNTY RECORDER

(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:

89009756

SEE ATTACHED LEGAL DESCRIPTION

Permanent Real Estate Index Number(s): 06-27-201-008; 06-27-201-009; 06-22-401-010 + 06-22-401-009
Address(es) of Real Estate: 201 Unit B-1 Brittany Drive, Streamwood, IL

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 Vice President, and attested by its Asst. Secretary, this 30th day of December, 19 88

SHS DEVELOPMENT, INC.

(NAME OF CORPORATION)

IMPRESS
CORPORATE SEAL
HERE

BY [Signature] Vice PRESIDENT
ATTEST: [Signature] Asst. SECRETARY

State of Illinois, County of DuPage ss. I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Daniel J. O'Brien personally known to me to be the Vice President of the SHS DEVELOPMENT, INC.

IMPRESS
NOTARIAL SEAL
HERE

corporation, and Robert F. Hinz 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 Vice President and Asst. 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 30th day of December, 19 88

Commission expires March 25, 19 89 Caren Holland
NOTARY PUBLIC

This instrument was prepared by Caren Holland; 5360 Keystone Court, Rolling Meadows, IL
(NAME AND ADDRESS)

12.00 MAIL

MAIL TO: { Neil A. Schrimsher
(Name)
201 Unit B-1 Brittany Dr.
(Address)
Streamwood, Illinois
(City, State and Zip) }

SEND SUBSEQUENT TAX BILLS TO: Neil A. Schrimsher
(Name)
201 Unit B-1 Brittany Dr.
(Address)
Streamwood, Illinois
(City, State and Zip)

OR RECORDER'S OFFICE BOX NO _____

DWL 6 8079118 81186789 JAC

RISH

Property of Cook County Clerk's Office

AFFIX "RIDERS" OR REVENUE STAMPS HERE
COOK COUNTY

UNOFFICIAL COPY

WARRANTY DEED

Corporation to Individual

TO

GEORGE E. COLE
LEGAL FORMS

Property of Cook County Clerk's Office

95460068

UNOFFICIAL COPY

LEGAL DESCRIPTION FOR DEED

Attached to and made a part of Deed dated December 30, 1988
between SHS DEVELOPMENT, INC., Seller and _____
Neil A. Schrimsher Buyer.

Parcel 1: Unit 22B-1 together with its undivided percentage interest in the common elements in Sussex Square Condominium as delineated and defined in the Declaration recorded as Document number 88-319854, as amended from time to time, in parts of Sussex Square Unit I and Unit II Subdivision, being a Subdivision in part of the Southeast 1/4 of Section 22 and the Northeast 1/4 of Section 27 all in Township 41 North, Range 9, East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2: Easement for ingress and egress for the benefit of Parcel 1 over Lots 5, 22 and 23 in Sussex Square Units 1 and 2 created by said Subdivision.

Grantor also hereby grants to the Grantee, its Successors and Assigns, as rights and easements appurtenant to the subject unit described in Schedule A, the rights and easements for the benefit of said Unit set forth Declaration of Condominium; and Grantor reserves to itself, its Successors and Assigns, the rights and easements set forth in said Declaration for the benefit of remaining land described therein.

This Deed is subject to all rights, easements, covenants, restrictions and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

The Deed is conveyed on the conditional limitation that the percentage of ownership of said Grantees in the common elements shall be divested Pro Tanto and vest in the Grantees of the other Units in accordance with the terms of said Declaration and any amended Declarations recorded pursuant thereto, and the right of revocation is also hereby reserved to the Grantor herein to accomplish this result. The acceptance of this conveyance by the Grantees shall be deemed an agreement within the contemplation of the Condominium Property Act of the State of Illinois to a Declaration and to shifting of the common elements pursuant to said Declaration and to all the other terms of said Declaration, which is hereby incorporated herein by reference thereto, and to all the terms of each amended Declaration recorded pursuant thereto.

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