

SPECIAL WARRANTY DEED
(Corporation to individual)
(Illinois)

UNOFFICIAL COPY

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.

403

L-304-1111-03A

(Handwritten initials)

THIS INDENTURE, made this 10th day of April
19 89 between Highland Partners, an Illinois
General Partnership
~~a corporation created and existing under and by virtue of the laws of~~
~~the State of _____ and duly authorized to transact~~
~~business in the State of _____,~~ party of the first part,
and HARRIS BANK HINSDALE as trustee u/t/a
dated Sept. 20, 1988 and known as Trust No.
L-2040, 50 S. Lincoln, Hinsdale, IL
(NAME AND ADDRESS OF GRANTEE)

89210647

party of the second part, WITNESSETH, that the party of the first
part, for and in consideration of the sum of **PEN**
_____ Dollars and OTHER GOOD & VALUABLE CONSIDERATION

Above Space For Recorder's Use Only

_____ in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority
of the Board of _____ of said corporation, by these presents does REMISE, RELEASE, ALIEN
AND CONVEY unto the party of the second part, and to ITS successors
heirs and assigns, FOREVER, all the following
described real estate, situated in the County of Cook
and State of Illinois known and described as
follows, to wit: SEE EXHIBIT A, LEGAL DESCRIPTION, ATTACHED HERETO.

SUBJECT TO: General real estate taxes for 1988 & subsequent years;
special taxes or assessments confirmed after 9/14/88; installments
not due prior to 4/17/89 of any special tax or assessment; building,
building line and use or occupancy restrictions, conditions and
covenants of record; zoning laws and ordinances; private, public
and utility easements; drainage ditches, feeders, laterals and drain
tile, pipe and other conduit; party walls, party wall rights and
agreements, if any; the Declaration of Covenants, Conditions and
Restrictions for Highland Place dated October 7, 1988 made by seller
and recorded on October 27, 1988 as Document No. 88-496265 in the
Office of the Recorder of Deeds of Cook County, Illinois.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining,
and the reversion and reversions, remainder and remainders, rents issues and profits thereof, and all the estate, right,
title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above
described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above
described, with the appurtenances, unto the party of the second part, its successors
heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant promise and agree, to and with the party of
the second part, its successors
heirs and assigns, that it has not done or suffered to be done, anything whereby the said
premises hereby granted are, or may be, in any manner incumbered or charged, except as herein recited; and that the said
premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND
DEFEND, subject to:

Permanent Real Estate Index Number(s): 18-06-314-0267
Address(es) of real estate: 531 E. Walnut, Hinsdale, IL 60521

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused
its name to be signed to these presents by its _____ President, and attested by its _____ Secretary, the day
and year first above written.

HIGHLAND PARTNERS, AN ILLINOIS
GENERAL PARTNERSHIP

(Name of Corporation)

By [Signature]
President

Attest: _____
Secretary

This instrument was prepared by Highland Partners, 14 W. Hinsdale, Hinsdale, IL
(NAME AND ADDRESS) 60521

MAIL TO

HARRIS BANK HINSDALE
(Name)
50 S. LINCOLN ST
(Address)
HINSDALE, IL 60521
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:
A.W. Wendell & Sons, Inc.
(Name)
1121 Warren
(Address)
Downers Grove, IL 60519
(City, State and Zip)

89210647

UNOFFICIAL COPY

89210647

EXHIBIT A

Lot 2 (except the North 32 feet of said Lot 2) and all of Lot 1 in Block 7 in the Subdivision of that part of the West 1/2 of the Southwest 1/4 of Section 6, Township 38 North, Range 12, East of the Third Principal Meridian, lying North of the Chicago, Burlington and Quincy Railroad Right of Way (except the North 241.56 feet of said West 1/2 of the Southwest 1/4), in Cook County, Illinois.

Property of Cook County Clerk's Office

89210647

UNOFFICIAL COPY

Property of Cook County Clerk's Office