

# UNOFFICIAL COPY

9 1 4 7 5 5 7 7

PARCEL NO. 379R

SPECIAL WARRANTY DEED

91475577

THIS INDENTURE, made this 28<sup>th</sup> day of August, 1991,

between Edison Development Company, 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, party of the first part, and Wesley K. Duckett and Judith Duckett, party of the second part.

14<sup>00</sup>

73-20-9/2 F10  
W

WITNESSETH, that the said party of the first part, for and in consideration of the sum of Ten (\$10.00) Dollars, and other good and valuable considerations, in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the said party of the second part, in JOINT TENANCY, and not in Tenancy in common, all the following described land, situated in the County of Cook and State of Illinois known and described as follows, to-wit:

Lot 169 in Lord's Park Manor, Unit No. 6, being a subdivision of part of Lot 5, in the Circuit Court Partition of parts of Sections 6 and 7, and the South 2 feet of Lot 235 in Lord's Park Manor, Unit No. 8, being a subdivision of part of Lots 2 and 5 in the Circuit Court Partition of parts of Sections 6 and 7, all in Township 41 North, Range 9 East of the Third Principal Meridian, in the City of Elgin, Cook County, Illinois.

SUBJECT TO:

1. General real estate taxes for 1990, 1991 and subsequent years.
2. A 30 feet building line as shown on the plat of Lord's Park Manor Unit No. 6 recorded April 14, 1971 as Document 21448549 as follows: Over the Easterly line of the land.
3. Easements for public utilities to Illinois Bell Telephone Company, Commonwealth Edison Company and Northern Illinois Gas Company as shown on the plat of subdivision recorded April 14, 1971 as Document No. 21448549 aforesaid as follows: The West 5 feet and the North 5 feet of the land.
4. Covenants and conditions contained in the plat of subdivison recorded April 14, 1971 as Document No. 21448549.

Property Address: 860 Mohawk, Elgin, IL 60120  
Tax I.D. Nos. 06-07-304-012 & 06-07-116-028

-Mail to.  
Gary Topel  
1845 Grandstand St. 201  
Elgin, IL 60120.

COOK  
CO. NO. 018

1 9 7 6 3 7

STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX

SEP 13 1991  
DEPT. OF REVENUE

138.00

2 2 7 4 6 1

REAL ESTATE TRANSACTION TAX  
Cook County

REVENUE STAMP  
SEP 1991

69.00

91475577

# UNOFFICIAL COPY

9 1 4 7 5 5 7 7

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anyway 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 said 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 said party of the second part, their heirs and assigns forever.

And the said party of the first part, for itself, and its successors, does warrant to the party of the second part, their heirs and assigns that it has not created or permitted to be created any lien, charge or encumbrance against said real estate which is not shown among the title exceptions listed above; and said party of the first part covenants that it will defend said premises to the extent of the warranties made herein against the lawful claims of all persons.

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 Vice President, and attested by its Assistant Secretary, the day and year first above written.

COOK COUNTY, ILLINOIS  
FILED FOR RECORD

1991 SEP 13 PM 4:01

91475577

EDISON DEVELOPMENT COMPANY

By:   
Vice President

Attest:   
Assistant Secretary

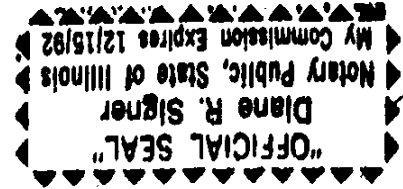
This instrument was prepared by Diane R. Signer on behalf of Edison Development Company, One First National Plaza, Chicago, Illinois 60670.

3143Y/DRS/dn

91475577

91475577

Property of Cook County Clerk



GIVEN under my hand and official seal this 28th day of August, 1991. My Commission Expires: Dec 15 1992

Diane R. Signer Notary Public

I, Diane R. Signer, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that JOHN J. VIERA and personally known to me to be the Vice President of the corporation, W. I. Ramer, the Assistant 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 Assistant Secretary, they signed and delivered the said instrument as Vice President and Assistant 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.

STATE OF ILLINOIS ) ) COUNTY OF COOK ) ) SS ) )

# UNOFFICIAL COPY

PROPERTY OF  
CLERK OF THE CIRCUIT COURT  
OF COOK COUNTY  
OFFICIAL SEAL

Property of Cook County Clerk's Office