

WARRANTY DEED
Statutory (Illinois)

VILLAGE OF SCHAUMBURG
DEPT. OF REVENUE
EXEMPT
FILE 1-16-92
AMT. PAID \$10.00

THE GRANTOR

Hoffman Homes, Inc.
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, for and in consideration of the sum of Ten and No/100 DOLLARS, 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 to KHS Land Partnership, an Illinois general partnership, c/o Kemper Financial Services, Inc., 120 S. LaSalle Street, Chicago, Illinois 60603 the following described Real Estate situated in the County of Cook in the State of Illinois to wit:

(THE ABOVE SPACE FOR RECORDERS USE ONLY)

COOK CO. NO. 018

01042



STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
\$280.50

LOTS 2, 3 AND 7 IN PARK ST. CLAIRE UNIT 1, BEING A SUBDIVISION IN THE NORTHEAST 1/4 OF SECTION 23 AND THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 24, ALL IN TOWNSHIP 4 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MAY 11, 1990 AS DOCUMENT NUMBER 90219579, IN COOK COUNTY ILLINOIS.

TO HAVE AND TO HOLD THE ABOVE GRANTED PREMISES SUBJECT TO THE PERMITTED EXCEPTIONS SET FORTH IN EXHIBET A ATTACHED HERETO AND MADE A PART HEREOF.

Permanent Real Estate Index Number(s): 07-24-100-001 and 07-24-102-001
Address(es) of Real Estate: 69 Normandy Circle (Lot 2), 65 Normandy Circle (Lot 3), and 60 Normandy Circle (Lot 7), Schaumburg, Illinois 60173

In Witness Whereof, said Grantor 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, this 17th day of January, 1992.

Hoffman Homes, Inc.
(Name of Corporation)

IMPRESS CORPORATE SEAL HERE BY Norman M. Hassinger, Jr. President
ATTEST William M. Laytin Secretary

055820

REAL ESTATE TRANSACTION TAX
Cook County
140.25

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 Norman M. Hassinger, Jr. personally known to me to be the President and William M. Laytin personally known to me to be the Secretary of Hoffman Homes, Inc. and personally known to me to be the same person 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 hereto, pursuant to authority given by the Board of Directors of said corporation, as their free and voluntary act, and as the 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 January, 1992.

Commission expires 19 1992 Carolyn Katta NOTARY PUBLIC

This instrument was prepared by William M. Laytin, 300 Park Boulevard, Suite 515, Itasen, Illinois 60143

MAIL TO: Ms. Elizabeth Asperger, Esq.
Keck, Mahin & Cate
233 S. Wacker Drive
83rd Floor
Chicago, IL 60606
Box 333

SEND SUBSEQUENT TAX BILLS TO:
Kemper Financial Services, Inc.
120 S. LaSalle Street
Chicago, Illinois 60603
Attn: Real Estate Investment Group

"OFFICIAL SEAL"
CAROLYN KATTA, Notary Public
Cook County, State of Illinois
My Commission Expires 12/9/92

BOX 333

92038461

7336056 / 7336097 110777 4609634 / 9609634

UNOFFICIAL COPY

Property of Cook County Clerk's Office

UNOFFICIAL COPY

theresa\perex

Property of Cook County

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- 9. 30 FOOT LANDSCAPE EASEMENTS, AS SHOWN ON THE PLAT OF PARK ST. CLAIRE UNIT 1 RECORDED MAY 11, 1990 AS DOCUMENT 90219579.
- 10. DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR PARK ST. CLAIRE RECORDED AUGUST 23, 1990 AS DOCUMENT NO. 90412469.
- FIRST AMENDMENT RECORDED DECEMBER 5, 1990 AS DOCUMENT 90590148.
- 11. TERMS AND PROVISIONS CONTAINED IN THE NOTICE OF REQUIREMENTS FOR STORM WATER DETENTION RECORDED JUNE 22, 1990 AS DOCUMENT 90299939. *(attached plat 2 only)*
- 12. 20 FOOT EASEMENT RESERVED FOR THE BENEFIT OF THE DEVELOPER AND ITS RESPECTIVE SUCCESSORS AND ASSIGNS IN THE DECLARATION RECORDED AUGUST 23, 1990 AS DOCUMENT 90412469 OVER ALL LAND ADJACENT TO SCHUMBERG, MEACHUM AND PLUM GROVE ROADS FOR THE PURPOSE OF ERECTING AND MAINTAINING A FENCE, BERM, OR LANDSCAPING.