

WARRANT DEED  
Statutory (ILLINOIS)  
(Individual to Individual)

UNOFFICIAL COPY

92062419

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 SOUTHGATE MANORS II LIMITED PARTNERSHIP, an Illinois limited partnership

of the Village of Streamwood County of Cook State of Illinois for and in consideration of Ten and no/100

(\$10.00) DOLLARS, & other good & valuable consideration in hand paid, CONVEY S and WARRANT S to John F. Rybowski, Jr. and Kathleen J. Leander

DEPT-01 RECORDING \$27.50  
T42222 TRAN 6850 01/30/92 15:25:00  
#6835 : E \* 92-062419  
COOK COUNTY RECORDER

92062419

(The Above Space For Recorder's Use Only)

(NAME AND ADDRESS OF GRANTEE)

the following described Real Estate situated in the County of Cook State of Illinois, to wit:

Cook in the

See Exhibit "A" attached hereto and make a part hereof.

SUBJECT TO:

1. Real estate taxes for the year 1991 and subsequent years;
2. The Declaration for Southgate Manors Townhomes (the "Declaration");
3. Covenants, conditions and restrictions and building lines of record;
4. Easements existing or of record;
5. Acts done or suffered by Grantee;
6. Special taxes or assessments for improvements not yet completed and drainage district of other assessments or installments thereof;
7. Plat of Subdivision for Streamwood Green Unit Three B. Subdivision; and
8. Leases and tenancies, if any.

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hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 06-24-412-011

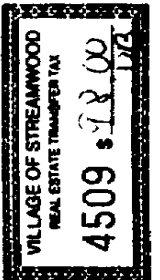
Address(es) of Real Estate: 170 Hazelnut Drive, Streamwood, Illinois

DATED this 21st day of January 1992

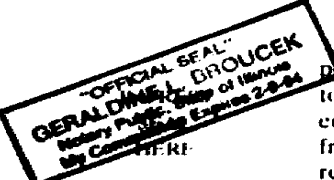
PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S)  
SOUTHGATE MANORS II LIMITED PARTNERSHIP  
By: The Kirk Corporation, general partner  
By:

(SEAL) THOMAS E. COETUS (SEAL)  
(SEAL) GERALD L. FAIR (SEAL)

DEEDS OR REVENUE STAMPS HERE



State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that



personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 21st day of January 1992

Commission expires 19 \_\_\_\_\_ day of \_\_\_\_\_ NOTARY PUBLIC

This instrument was prepared by Brian Meltzer, 1515 E. Woodfield Road, Suite 250 Schaumburg, Illinois 60173

MAIL TO { John Rybowski (Name) 170 Hazelnut Drive (Address) Streamwood, IL 60173 (City, State and Zip) }

SEND SUBSEQUENT TAX BILLS TO: Mr. John Rybowski (Name) 170 Hazelnut Drive (Address) Streamwood, Illinois 60173 (City, State and Zip)

Handwritten number 7750

UNOFFICIAL COPY

Warranty Deed  
INDIVIDUAL TO INDIVIDUAL

TO

GEORGE E. COLE®  
LEGAL FORMS

Property of Cook County Clerk's Office

01439028  
92062410

8 2014/02/28 11:11 AM 1033/1A 1033/1A

THAT PART OF LOT 11 IN BLOCK 18 IN STREAMWOOD GREEN UNIT THREE-B, BEING A SUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 24, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 3, 1987 AS DOCUMENT NUMBER 87486450, DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 11; THENCE NORTH 38 DEGREES 06 MINUTES 05 SECONDS WEST ALONG THE SOUTHWEST LINE OF SAID LOT 11, A DISTANCE OF 56.99 FEET; THENCE NORTH 89 DEGREES 52 MINUTES 29 SECONDS EAST, A DISTANCE OF 93.09 FEET; THENCE NORTH 00 DEGREES 03 MINUTES 29 SECONDS EAST, A DISTANCE OF 44.99 FEET TO A POINT ON THE NORTH LINE OF SAID LOT 11; THENCE NORTH 89 DEGREES 58 MINUTES 17 SECONDS EAST ALONG SAID NORTH LOT LINE, A DISTANCE OF 57.98 FEET TO THE NORTHEAST CORNER OF SAID LOT 11; THENCE SOUTH 00 DEGREES 01 MINUTES 43 SECONDS EAST ALONG THE EAST LINE OF SAID LOT 11, A DISTANCE OF 90.00 FEET TO THE SOUTHEAST CORNER OF SAID LOT 11; THENCE SOUTH 89 DEGREES 58 MINUTES 17 SECONDS WEST ALONG THE SOUTH LINE OF SAID LOT 11, A DISTANCE OF 116.00 FEET TO THE PLACE OF BEGINNING, (EXCEPT THAT PART THEREOF DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 11; THENCE NORTH 38 DEGREES 06 MINUTES 05 SECONDS WEST ALONG THE SOUTHWEST LINE OF SAID LOT 11, A DISTANCE OF 56.99 FEET; THENCE NORTH 89 DEGREES 52 MINUTES 29 SECONDS EAST, A DISTANCE OF 151.14 FEET TO A POINT ON THE EAST LINE OF SAID LOT 11; THENCE SOUTH 00 DEGREES 01 MINUTES 43 SECONDS EAST ALONG SAID EAST LOT LINE, A DISTANCE OF 45.11 FEET TO THE SOUTHEAST CORNER OF SAID LOT 11; THENCE SOUTH 89 DEGREES 58 MINUTES 17 SECONDS WEST ALONG THE SOUTH LINE OF SAID LOT 11, A DISTANCE OF 116.00 FEET TO THE PLACE OF BEGINNING), IN COOK COUNTY, ILLINOIS.

92062419

287  
ZAGREB AMMVIS  
RECEIVED  
JAN 15 1988  
COUNTY CLERK

STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
DEPT OF REVENUE  
JAN 15 1988  
97.50  
PB 10702

# UNOFFICIAL COPY

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## EXHIBIT A

### Legal Description

[Legal to be Attached]

Grantor also hereby grants to Grantee, their successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said real estate set forth in the Declaration for Southgate Manors Townhomes recorded January 13, 1992, as Document No. 92-022427 and Grantor reserves to itself, its successors and assigns, the rights and easements set forth in the Declaration for the benefit of the remaining real estate described therein.

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