

WARRANTY DEED State of ILLINOIS (Corporation to Individual)

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THE GRANTOR
Baxter Management Corporation

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 (\$10.00)-----
----- DOLLARS.
----- in hand paid,
and pursuant to authority given by the Board of Directors of said corporation, CONVEYS and WARRANTS to

COOK
C.J. NO. 016
201207



STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
REVENUE
DEPT. OF REVENUE
FEB-5-92
106.50

(The Above Space For Recorder's Use Only)

Thomas M. Joyce
241 Lynn Drive, Palatine, Illinois 60067
(NAME AND ADDRESS OF GRANTEE)

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

See Exhibit A attached hereto and made a part hereof.

SUBJECT TO: See Exhibit A attached hereto and made a part hereof.

1992 FEB -5 PM 12:33 92074420

Permanent Real Estate Index Number(s): 02-09-205-109

Address(es) of Real Estate: 1231 Knollwood Drive, Palatine, Illinois 60067

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 Asst. Secretary, this 31st day of January, 1992.

IMPRESS CORPORATE SEAL HERE
BY Gary M. Baxter PRESIDENT
ATTEST Charles H. Braun Asst. SECRETARY

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 Gary M. Baxter personally known to me to be the President of the

IMPRESS NOTARIAL SEAL HERE
BAXTER MANAGEMENT CORPORATION
corporation, and Charles H. Braun 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 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

Given under my Notary Public Seal of Illinois 31st day of January 19 92
Commission expires 19
NOTARY PUBLIC

This instrument was prepared by Charles H. Braun, Horwood, Marcus & Braun Chtd.
(NAME AND ADDRESS)
333 W. Wacker Drive, Suite 2800, Chicago, IL

MAIL TO { Thomas M. Joyce
(Name)
1231 Knollwood Drive
(Address)
Palatine IL 60067
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:
Thomas M. Joyce
(Name)
1231 Knollwood Drive
(Address)
Palatine, Illinois 60067
(City, State and Zip)

OR RECORDER'S OFFICE BOX NO _____

Alley

78452

COOK COUNTY
REAL ESTATE TRANSACTION TAX
REVENUE
FEB-5-92
53.25

25.00

92074420

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WARRANTY DEED

Corporation to Individual

TO

GEORGE E. COLE
LEGAL FORMS

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EXHIBIT A

Parcel 1:

Lot 28A in Knollwood Subdivision in the East $\frac{1}{4}$ of Section 9, Township 42 North, Range 10 East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2:

Easement for the benefit of Parcel 1 for ingress and egress over and upon that part of Outlot A (shown as Knollwood Drive and other Drives on Plat of Subdivision) as created by Plat of Subdivision recorded September 6, 1989 as Document 89417307.

Parcel 3:

Easement for the benefit of Parcel 1 for ingress and egress over and upon parts of Outlot A as created by the Declaration for Knollwood Townhomes recorded November 1, 1991 as Document 91-575038

c/k/a 1231 Knollwood Drive, Palatine, Illinois

PIN 02-09-205-019

Subject to: (i) general real estate taxes not yet due and payable; (ii) the Declaration as amended from time to time; (iii) utility easements of record; (iv) covenants, conditions, restrictions and building lines of record; (v) unconfirmed special taxes or assessments; (vi) acts done or suffered by Purchaser.

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