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WARRANTY DEED
Statutory (ILLINOIS)
(Individual to Individual)

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 **JAMES F. FEGEN and
JOANEE V. FEGEN, his wife**

of the Village of Morton Grove County of Cook
State of Illinois for and in consideration of
Ten (\$10.00) DOLLARS,
in hand paid,

CONVEY and WARRANT to
THOMAS McGRATH and SUSAN McGRATH, his wife
15 Hawthorne Road
Barrington, Illinois 60010
(NAME AND ADDRESS OF GRANTEE)

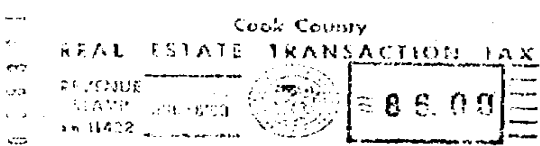
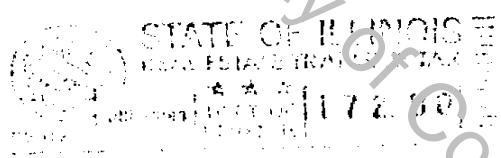
the following described Real Estate situated in the County of Cook in the
State of Illinois, to wit:

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF.

DEPT-01 RECORDINGS \$25.50
190011 TRAM 5448 07/08/93 13142100
#3641 # **93-524467
COOK COUNTY RECORDER

93524467

(The Above Space For Recorder's Use Only)



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): 01-01-308-025
Address(es) of Real Estate: Vacant land located at East Side of Dundee Lane
about 360.17 feet South of Hawthorne Road,
Barrington Hills, Illinois
DATED this 18th day of June 1993

PLEASE PRINT OR TYPE NAME(S) BELOW
X SIGNATURE(S)
James F. Fegen (SEAL) 9/32/93 (SEAL)
JAMES F. FEGEN
Joanne V. Fegen (SEAL) (SEAL)
JOANEE V. FEGEN

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
James F. Fegen and Joanne V. Fegen, his wife

IMPRESS SEAL HERE
personally known to me to be the same person S whose name ALL subscribed
to the foregoing instrument, appeared before me this day in person, and acknowl-
edged that h signed, sealed and delivered the said instrument as their
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 18th day of June 1993
DIANE STANOS
Commission expires ILLINOIS 1993
(Notary Public Seal) 12/14/93
NOTARY PUBLIC

This instrument was prepared by Herbert B. Rosenberg
Cohen, Wilfrat, Seiner, Leff & Rosenberg, Ltd.
233 South Wacker (NAME AND ADDRESS) 99th Pl., Sears Tower
Chicago, Illinois 60606

MAIL TO
MAIL TO

Robert J. Best
Bell, Boyd & Lloyd
(Name)
Three First National Plaza
Suite 3200 (Address)
Chicago, Illinois 60602
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO
Mr. Thomas McGrath
(Name)
15 Hawthorne Road
(Address)
Barrington, Illinois 60010
(City, State and Zip)

259
A

AFFIX "RIDERS" OR REVENUE STAMP

UNOFFICIAL COPY

Warranty Deed
INDIVIDUAL TO INDIVIDUAL

TO

GEORGE E. COLE,
LEGAL FORMS

Property of Cook County Clerk's Office

93524467

UNOFFICIAL COPY

EXHIBIT A

THE SOUTH 330 FEET (EXCEPT THE SOUTH 150 FEET THEREOF AND THAT PART THEREOF LYING NORTH OF THE SOUTH LINE OF STONE'S THROW SUBDIVISION AS MONUMENTED) AND THAT PART THEREOF LYING NORTH OF THE SOUTH LINE OF STONE'S THROW SUBDIVISION AS MONUMENTED OF THE WEST 1/2 OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 1, TOWNSHIP 42 NORTH, RANGE 9 WEST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Subject to: general taxes for the year 1991 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year 1992.

PIN No.: 01-01-308-025

93524467

UNOFFICIAL COPY

PLAT ACT AFFIDAVIT - METES AND BOUNDS DESCRIPTIONS CIRCLE THE NUMBER BELOW WHICH IS APPLICABLE TO THE ATTACHED DEED.

STATE OF ILLINOIS)
) SS.
COUNTY OF Cook)

James F. Fegen and Joanne V. Fegen

_____ , being duly sworn on
oath, states that he resides at 7921 Churchill, Morton Grove, Illinois

_____ That the attached deed is not in violation of
Section 1 of Chapter 119 of the Illinois Revised Statutes for one of the following reasons:

1. The sale or exchange is of an entire tract of land not being a part of a larger tract of land.
2. The division or subdivision of land is into parcels or tracts of 5 acres or more in size which does not involve any new streets or easements of access.
3. The division is of lots or blocks of less than 1 acre in any recorded subdivision which does not involve any new streets or easements of access.
4. The sale or exchange of parcels of land is between owners of adjoining and contiguous land.
5. The conveyance is of parcels of land or interest herein for use as right-of-way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
6. The conveyance is of land owned by a railroad or other public utility which does not involve new streets or easements of access.
7. The conveyance is of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with public use.
8. The conveyance is made to correct descriptions in prior conveyances.
9. The sale or exchange is of parcels or tracts of land following the division into no more than two parts of a particular parcel or tract of land existing on July 17, 1959, and not involving any new streets or easements of access.
10. The sale is of a single lot of less than 5 acres from a larger tract, the dimensions and configurations of said larger tract having been determined by the dimensions and configuration of said larger tract on October 1, 1973, and no sale, prior to this sale, of any lot or lots from said larger tract having taken place since October 1, 1973, and a survey of said single lot having been made by a registered land surveyor.

93524437

AFFIANT further states that he makes this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording.

Signature

Robert B. Mendez, attorney
James F. Fegen
Robert B. Mendez, attorney
Joanne V. Fegen

SUBSCRIBED AND SWORN TO
BEFORE ME THIS 11th DAY
OF April 19 93

[Signature]
Notary Public

" OFFICIAL SEAL "
DIANE GIANOS
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 11/14/93