

WARRANTY DEED
Statutory (ILLINOIS)
(Corporation to Individual)

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COOK COUNTY, ILLINOIS
FILED FOR RECORD
JAN 22 AM 11:22

93055582

0004
CO NO 0816
0 3 6 5 2 2

THE GRANTOR

F. I. D. C. INC.

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 DOLLARS AND OTHER GOOD

93055582

AND VALUABLE CONSIDERATION DOLLARS in hand paid, and pursuant to authority given by the Board of DIRECTORS of said corporation, CONVEYS and WARRANTS to

(The Above Space For Recorder's Use Only)

JOHN A. DELLERT
1526 LAKEVIEW DRIVE #124 DARIEN IL 60559

(NAME AND ADDRESS OF GRANTEE)

the following described Real Estate situated in the County of COOK

in the State of Illinois, to wit:
SEE RIDER "A" ATTACHED

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- * SUBJECT TO COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS OF RECORDS.
- * SUBJECT TO GENERAL TAXES FOR 1992 AND SUBSEQUENT YEARS.

Permanent Real Estate Index Number(s): PERM TAX ID #23-26-201-084-0000

Address(es) of Real Estate: 49 COMMONS DR, PALOS PARK, IL 60464

In Witness Whereof, said Grantor has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its ~~President~~ VICE PRES Secretary, this 19TH day of JANUARY, 19 93

IMPRESS
CORPORATE SEAL
HERE

F. I. D. C. INC. (NAME OF CORPORATION)
BY *[Signature]* PRESIDENT
ATTEST: *[Signature]* VICE PRES 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 F. MORGAN GASIOR personally known to me to be the President of the F. I. D. C., INC.

corporation, and SHARON L. WEBSTER personally known to me to be the VICE PRES 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 VICE PRES 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 corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 19TH day of JANUARY 19 93

Commission expires 4/27 1996 Conrad W. Schmittel
NOTARY PUBLIC

This instrument was prepared by CONRAD W. SCHMITTEL, F. I. D. C., INC.
16406 S. LATHROP AVE., HARVEY, IL 60426

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPT OF REVENUE
221.00
HERE STAMPS
REAL ESTATE TRANSACTION TAX
Cook County

93055582

MAIL TO: FINANCIAL FEDERAL TRUST & SAVINGS BANK (Name)
1401 NORTH LARKIN AVENUE (Address)
JOLIET, IL 60435 (City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:
JOHN A. DELLERT (Name)
49 COMMONS DRIVE (Address)
PALOS PARK, IL 60464 (City, State and Zip)

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WARRANTY DEED

Corporation to Individual

TO

GEORGE E. COLE®
LEGAL FORMS

Property of Cook County Clerk's Office



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LEGAL DESCRIPTION:

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PARCEL 1:

THAT PART OF LOT 1 IN THE COMMONS OF PALOS PARK PHASE 2, (BEING A SUBDIVISION OF PART OF THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 26, TOWNSHIP 37 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN), AS PER PLAT THEREOF REGISTERED IN THE OFFICE OF THE REGISTRAR OF TORRENS TITLES OF COOK COUNTY, ILLINOIS ON JULY 20TH 1979, AS DOCUMENT NUMBER 3105635, ALL IN COOK COUNTY, ILLINOIS, BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 1; THENCE SOUTH 05 DEGREES, 14 MINUTES, 12 SECONDS WEST, ALONG THE EASTERLY LINE OF SAID LOT 1 FOR A DISTANCE OF 71.00 FEET, TO THE SOUTHEAST CORNER OF SAID LOT 1; THENCE NORTH 84 DEGREES, 07 MINUTES, 04 SECONDS WEST, ALONG THE SOUTHERLY LINE OF SAID LOT 1 FOR A DISTANCE OF 53.01 FEET TO A POINT; THENCE NORTH 02 DEGREES, 44 MINUTES, 39 SECONDS EAST, FOR A DISTANCE OF 79.79 FEET TO A POINT ON THE NORTHEASTERLY LINE OF SAID LOT 1 A DISTANCE OF 64.58 FEET NORTHWESTERLY OF THE NORTHEAST CORNER OF SAID LOT 1; THENCE SOUTH 77 DEGREES, 39 MINUTES, 09 SECONDS EAST, ALONG THE LAST DESCRIBED LINE, FOR A DISTANCE OF 64.58 FEET TO THE POINT OF BEGINNING.

PARCEL 2:

THAT PART OF SAID LOT 41, BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF LOT 1 IN THE COMMONS OF PALOS PARK PHASE 2 SUBDIVISION AFORESAID; THENCE NORTH 84 DEGREES, 47 MINUTES, 02 SECONDS WEST, ALONG THE SOUTH LINE OF SAID LOT 1, FOR A DISTANCE OF 53.01 FEET TO A POINT; THENCE SOUTH 02 DEGREES, 44 MINUTES, 36 SECONDS EAST, FOR A DISTANCE OF 7.31 FEET TO A POINT; THENCE NORTH 37 DEGREES, 17 MINUTES, 16 SECONDS EAST, FOR A DISTANCE OF 52.50 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 3:

EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AFORESAID AS SET FORTH IN THE DECLARATION OF COVENANTS AND RESTRICTIONS FOR "PALOS COMMONS" PLANNED UNIT DEVELOPMENT (P.U.D.) FILED MARCH 7, 1980, AS DOCUMENT NUMBER LR3149276 AND AS CREATED BY DEED FROM F.I.D.C., INCORPORATED., A CORPORATION OF ILLINOIS, TO _____ AND RECORDED 1-22-83 AS DOCUMENT NUMBER 9305582 OVER AND UPON LOT 41 IN THE COMMONS OF PALOS PARK PHASE 2 AFORESAID FOR INGRESS AND EGRESS.

SUBJECT TO DECLARATION OF COVENANTS AND RESTRICTIONS BY GRANTOR DATED THE 19TH DAY OF FEBRUARY, 1980 AND FILED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS MARCH 7, 1980 AS DOCUMENT LR3149276, WHICH IS INCORPORATED HEREIN BY REFERENCE THERETO. GRANTOR GRANTS TO THE GRANTEES, THEIR HEIRS AND ASSIGNS, AS EASEMENTS APPURTENANT TO THE PREMISES HEREBY CONVEYED THE EASEMENTS CREATED BY SAID DECLARATION FOR THE BENEFIT OF THE OWNERS OF THE PARCELS OF REALTY HEREIN DESCRIBED. GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, AS EASEMENTS APPURTENANT TO THE REMAINING PARCELS DESCRIBED IN SAID DECLARATION, THE EASEMENTS THEREBY CREATED FOR THE BENEFIT OF SAID REMAINING PARCELS DESCRIBED IN SAID DECLARATION AND THIS CONVEYANCE IS SUBJECT TO THE SAID EASEMENTS AND THE RIGHT OF THE GRANTOR TO GRANT SAID EASEMENTS IN THE CONVEYANCES AND MORTGAGES OF SAID REMAINING PARCELS OR ANY OF THEM, AND THE PARTIES HERETO, FOR THEMSELVES, THEIR HEIRS, SUCCESSORS AND ASSIGNS, COVENANT TO BE BOUND BY THE COVENANTS AND AGREEMENTS IN SAID DOCUMENT SET FORTH AS COVENANTS RUNNING WITH THE LAND.

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THE BOARD OF SUPERVISORS OF COOK COUNTY, ILLINOIS, HAS THIS DAY PASSED THE FOLLOWING RESOLUTION:

RESOLUTION NO. 12345

WHEREAS, the Board of Supervisors of Cook County, Illinois, has received a request from the [Name] for the [Purpose]; and

WHEREAS, the Board of Supervisors of Cook County, Illinois, has determined that it is in the best interests of the County to [Action];

BEFORE PASSED AND PASSED BY THE BOARD OF SUPERVISORS OF COOK COUNTY, ILLINOIS, THIS [Date] DAY OF [Month], 20[Year].

ATTEST:

CLERK OF COOK COUNTY

Property of Cook County Clerk's Office

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