SPECIAL WARRANTY DEED

94126611

THIS INDENTURE, made this <u>28 T</u>day of January, 1994, between Edison Development Company, 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, party of the first part, and Borivoje Tomic and Nada Tomic, his wife, party of the second part.

W(DSESSETH, that the said party of the first part, for and in consideration of the sum of Ten (\$10.00) Dollars, and other good and valuable considerations, in hand paid by the party of the second part, the receipt whereof is bereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the said party of the second part, in JONT TENANCY, and not in Tenancy in common, all the following described land, situated in the County of Cook and State of Illinois known and described as follows, to-wit:

Unit 5-103 together with its undivided percentage interest in the common elements in Regency Condominium Number 1 Condominium as delineated and defined in the Declaration Filed as Document Number Lic3112447, in the Southeast 1/4 of Section 32, Township 42 North, Range 22, East of the Third Principal Meridian, in Cook County, Illinois.

Subject to:

- 1. General real estate taxes for the year 1993 and subsequent years; and
- Terms, provisions, covenants, restrictions and options contained in and rights and easements established by the Declaration of Condominium filed as Document Number LR3112447, as amended from time to time.

Property Address: 10377 Dearlove Road, Unit #1-C, Glenview, Illinois 60025

Tax I.D. No.: 04-32-402-061-1135

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anyway appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the said party of



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INTERCOUNTY TITLE

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the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described. with the appurtenances, unto the said party of the second part, their heirs and assigns forever.

And the said party of the first part, for itself, and its successors, does warrant to the party of the second part, their heirs and assigns that it has not created or permitted to be created any lien, charge or encembrance against said real estate which is not shown among the title exceptions listed above; and said party of the first part covenants that it will defend said premises to the extent of the warranties made never against the lawful claims of all persons.

IN WITNESS VILEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its rance to be signed to these presents by its Vice President, and attested by its Assistant Secretary, the Jav and year first above written.

EDISON DEVELOPMENT-COMPANY

Attest: A. sistant Secretary

This instrument was prepared by Zojacquelene Williams on behalf of Edison Development Company, One First National Plaza, Chicago, Illinois 60670. Office

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STATE OF ILLINOIS) COUNTY OF COOK (1) I, Zojacquelene Williams, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that 1010 J. VISRA personally known to me to be the Vice President of the corporation, and R. R. MIGELY personally known to me to be the Assistant 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 acknowledge? that as such Vice President and Assistant Secretary, they signed and delivered the said instrument as Vice President and Assistant Secretary of said corporation, 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 fiee end 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 _28 _day of January, 1994. Notary Public JUNIA CICHT'S OFFICO My Commission Expires: **"OFFICIAL** SEAL" cquelene Williams COOK CORMLA RECORDER

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DEFT-01 RECORDING

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Return to:
Porivoje + Klada Tomic
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Glenvica, 12. 00025

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