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95603084

DEPT-G1 RECORDING \$27.00
T40012 TRAN 6322 09/08/95 14:41:00
4146 + JM *-95-603084
COOK COUNTY RECORDER

SPECIAL WARRANTY DEED

7502640 1st fl

9502640 1st fl
11/15

THE GRANTOR, GENERAL SIGNAL CORPORATION, a New York corporation, formerly known as SOLA BASIC INDUSTRIES, INC., a Wisconsin corporation, formerly known as BASIC PRODUCTS CORPORATION, of the Village of Elk Grove Village, County of Cook, State of Illinois, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration in hand paid, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY to BHAGVAN H. PATEL ("Grantee"), whose post office address is 2001 Landmeir Road, Elk Grove Village, Illinois, all of Grantor's right, title, and interest in and to the real estate described on Exhibit A attached hereto and made a part hereof.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise 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 Grantor, 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 Grantee his heirs, successors, and assigns forever.

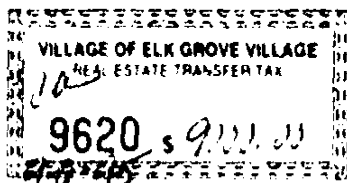
And Grantor, for itself, and its successors, does covenant, promise and agree, to and with his heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner incumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANTY AND DEFEND, subject to the items set forth on Exhibit A attached hereto and made a part hereof.

Address of Property:

1717 Busse Road, Elk Grove Village,
Illinois 60007

Permanent Index Number:

08-35-104-034;
08-35-104-070;
08-35-104-071



108820\010\60REC\FXB.001

June 28, 1995

95603084

Handwritten signature/initials

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Property of Cook County Clerk's Office

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IN WITNESS WHEREOF, Grantor has caused its name to be signed to these presents by its Vice President, and attested by its Asst Secretary, this 29th day of June, 1995.

GENERAL SIGNAL CORPORATION, a New York corporation, formerly known as SOLA BASIC INDUSTRIES, INC., a Wisconsin corporation, formerly known as BASIC PRODUCTS CORPORATION

By: Julian B Twombly
Its: Vice President

ATTEST:

By: M E Korman
Its: Assistant Secretary

STATE OF CONNECTICUT)
~~ILLINOIS~~) SS. Notary Public
COUNTY OF Fairfield)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Julian B Twombly, personally known to me to be the Vice President of GENERAL SIGNAL CORPORATION, a New York corporation, and Millan E Korman, 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 Vice President and Asst Secretary, they signed, sealed and delivered said instrument as Vice President and Asst 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 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 29th day of June, 1995.

Janis A Sullivan
Notary Public

My Commission Expires: _____

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This Instrument Prepared By:

Address of Grantee and
Send Subsequent Tax Bills To:


David P. DeYoe
McDermott, Will & Emery
227 West Monroe Street
Chicago, Illinois 60606

Bhagvan H. Patel
2001 Landmeir Road
Elk Grove Village, IL 60007

After Recording Return To:


Mr. Kenneth M. Young
209 North Washington
Wheaton, Illinois 60187

COOK
CO. NO. 016
0 6 7 2 1 9




STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
SEP-895 DEPT. OF REVENUE 999.00

COOK
CO. NO. 016
0 6 7 2 2 0




STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
SEP-895 DEPT. OF REVENUE 998.00

COOK
CO. NO. 016
0 6 7 2 2 1



STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
SEP-895 DEPT. OF REVENUE 999.00

COOK
CO. NO. 016
0 6 7 2 2 2




STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
SEP-895 DEPT. OF REVENUE 03.00

95603084

Cook County
REAL ESTATE TRANSACTION TAX

PLATE NO. 216199 SEP-895



750.00

Cook County
REAL ESTATE TRANSACTION TAX

PLATE NO. 216199 SEP-895



750.00

BOX 333-CT!

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EXHIBIT A

LEGAL DESCRIPTION

That part of Lot 7 in Centex Industrial Park Unit 1, being a Subdivision in Section 35, Township 41 North, Range 11 East of the Third Principal Meridian, lying West of a line drawn from a point on the North line of Lot 7 aforesaid, 205.98 feet West of the Northeast corner thereof, to a point on the South line of Lot 7 aforesaid, 205.83 feet West of the Southeast corner thereof; also the South 25 feet of that part of Lot 7 lying East of a line drawn from a point on the North line of Lot 7 aforesaid, 205.98 feet West of the Northeast corner thereof, to a point on the South line of Lot 7 aforesaid, 205.83 feet West of the Southeast corner thereof, in Cook County, Illinois.

SUBJECT TO utility easements and roads and highways, if any; general real estate taxes for the year 1994 and subsequent years; covenants and restrictions contained in deed from Chicago Title and Trust Company as Trustee under Trust Number 38909 to Basic Products Corporation, a Wisconsin corporation, dated July 14, 1958 and recorded July 28, 1958 as Document 17272321; easement and reservations for utility services within the area between property line and building lines together with the right to grant such rights to others as reserved in the deed from Chicago Title and Trust Company as Trustee under Trust Number 38909 to Basic Products Corporation dated July 14, 1958 and recorded July 28, 1958 as Document 17272321; easement in favor of Elk Grove Water and Sewer Co., an Illinois corporation, to install and maintain its facilities within the West 25 feet of land as contained in the Plat of Centex Industrial Park Unit 1 aforesaid; 25 foot building line as shown on the Plat of Centex Industrial Park Unit 1; easement for public utilities, including sewer, water and drainage over the West 25 feet of land as shown and reserved on the Plat of Centex Industrial Park Unit 1 aforesaid; easement over the West 25 feet of land for the purpose of installing and maintaining all equipment necessary for the purpose of serving the Subdivision and other property with telephone and electric service, together with the right to overhand serial service wires over any part of land and also with the right of access thereto as granted to the Illinois Bell Telephone Co., and Commonwealth Edison Co. and their respective successor and assigns and as shown on Plat of said Subdivision recorded July 28, 1958 as Document 17272320, rerecorded August 29, 1958 as Document 17304268 and also filed registered in Registrar Office as LR1815019; and 25 foot building line as shown on the Plat of Subdivision recorded November 26, 1957 as Document 17075036.

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