GEORGE E. COLE® LEGAL FORMS

UNOFFICIA

November 1994

00440944

Secretary

WARRANTY DEED Statutory (Illinois) (Corporation 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.	30440212
THE GRANTOR SANCO PROPERTIES, INC.	
a corporation created and existing under and by virtue of the laws of the: State of	DEPT-01 RECORDING \$23. T0012 TRAN 0896 86/10/96 12:36:00 \$5065 \$ CG #-96-44021 COOK COUNTY RECORDER
and other good and valuable considerations	
and pursuant to authority given by the Board of Directors of said corporation, CONVEYS and WARRANTS to AMELIA RODRIGUEZ 6090 S. 75th Court, Summit, Illinois 60571	7.
(Name and Address of Grantee) the following described Real Estate situated in the County of Cook	Above Space for Recorder's Use Only
LOT 48 IN FOX HILLS UNIT 1-A, BEING A SUBDIVE THE NORTHEAST 1/4 OF SECTION 34 AND THE SOUTH SECTION 35, TOWNSHIP 37 NORTH, RANGE 11, MERIDIAN, IN COOK COUNTY, ILLINOIS	WEST 1/4 OF THE NORTHWEST 1/4 OF
Subject to: General real estate taxes for 1995 and subsequent years; special assessments con occupancy restrictions, conditions and covenants of record; zoning laws and ordinances; easemule, pipe or other conduit. SEE EXHIBIT "A" ATTACHED HERE Permanent Real Estate Index Number(s): 22-34-203-015-0000	ents for public utilitie; drainage ditches, feeders, faterals and drain
Address(es) of Real Estate: Lot 48 in Fox Hills Unit 1-A. Le	mont, Illinios
XDXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX	·C
AND THE STATE OF T	XXXXX
XNKXXXXXXXXXXXXINX HPASTOONXXIIIEX	e e e e e e e e e e e e e e e e e e e
In Witness Whereof, said Grantor has caused its corporate seal to be hereto a	fixed, and has caused its name to be signed to these
presents by its President, and attested by its	/ h 7/
day of May , 19 96 SANCO PROPERTIE	s. inc.
	Corporation)
Impress Corporate Scal	President

Attest: Rehl & Reh

Here

UNOFFICIAL COPY Corporation to Individua GEORGE E. COLE LEGAL FORMS Ö 30 743C TRANSACTION STATE OF ILLINOIS REAL FAX ESTATE COOK CONUIN ss. I, the undersigned, a Notary Public in and for the County DuPa::e State of Illinois, County of _____ personally known to A. Nelson Robert and State aforesaid, DO HEREBY CERTIFY that .. SANCO PROPERTIFS, INC. President of the me to be the personally known to me to be "OFFICIAL SEAL" comporation, and ALAN H. KALAS Notary Public, State of tillinoished Notary Public, State or minutes are persons whose names are subscribed to the foregoing instrument, appeared before me this day President and in person and severally acknowledged that as such Secretary, they signed and delivered the said instrument and pured the corporate seal of said **IMPRESS** corporation to be affixed thereto, pursuant to authority given by the Board of Directors NOTARIAL SEAL of said corporation, as their free and voluntary act, and as the free and voluntary act and deed of said HERE corporation, for the uses and purposes therein set forth. Given under my hand and official seal, this Commission expires Naperville, 11. 60540 Water St. Kevin M. Gensler, Attorney at Law, This instrument was prepared by ... (Name and Address) SEND SUBSEQUENT TAX BILLS TO: Amelia Rodriguez (Name) MAIL TO: 6090 S. 75th Court (Address) Summit, Illinois 60501 (City, State and Zip) RECORDER'S OFFICE BOX N OR (363-C)

ADDENDUM A

PROPOSED COVENANTS AND RESTRICTIONS FOR FOX HILLS UNIT ONE-A SUBDIVISION

(LOTS 1, 42 thru 56 and LOT 58)

- (1) MINIMUM SOUARE FOOTAGE OF 2500 SQUARE FEET EXCLUDING GARAGES AND OPEN PORCHES.
- (2) HOUSES TO BE CONSTRUCTED OF EITHER DRIVOT OR BRICK FRONT WITH CEDAR OR WOOD SIDING. (NO ALUMINUM SIDING ALLOWED)
- (3) THE LOTS OR THACTS CONSTITUTING SAID SUBDIVISION SHALL BE USED FOR SINGLE-FAMILY RESIDENTIAL PURPOSES ONLY, AND NO BUILDING SHALL BE ERECTED, CONSTRUCTED, OR MAINTAINED ON THE LOT OTHER THAN A SINGLE DETACHED ONE-FAMILY DWELLING WITH A MINIMUM 3-car garage, maximum 4-CAR GARAGE.
- (4) NO BUILDING OR PART THEREOF SHALL BE ERECTED OR MAINTAINED NEARER THAN 25 FEFT TO THE FRONT OR STREET LINE OF THE LOT CONVEYED OR NEAR OR THAN 15 FEET TO THE (east, west) SIDE LINES OF THE LOT OR AS COUNTY REQUIRES.
- (5) NO FENCE, WALL, OR HEDGE HIGHER THAN 6 FEET SHALL BE ERECTED OR MAINTAINED ON THE PREMISES CONVEYED. SAID FENCE, WALL, OR HEDGE SHALL NOT EXTEND FORWARD OF FRONT BUILDING LINE.
- (6) NO HORSE, COW, HOG, GOAT, OR SIMILAR ANIMAL SHALL BE KEPT OR MAINTAINED ON THE PROPERTY CONVEYED OR ANY PORTION THEREOF, NOR SHALL ANY CHICKEN YARD OR SIMILAR FACILITY BE MAINTAINED THEREON.
- (7) NO STRUCTURE OF A TEMPORARY CHARACTER, INCLUDING TRAILERS, TENTS OR RECREATIONAL VEHICLES SHALL BE USED ON THE LOT AT ANY TIMES AS A RESIDENCE OR BE PARKED ON THE LOT.
- (8) NO DETACHED TOOL SHED OR SIMILAR TYPE OUTBUILDING SHALL BE CONSTRUCTED OR MAINTAINED WHICH IS NOT WITHIN 10 FEET OF THE SIDE LINE.

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