



# UNOFFICIAL COPY

WARRANTY DEED  
Corporation to Individual

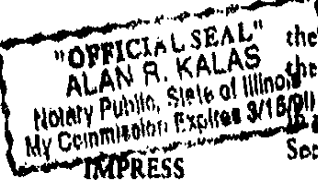
TO

GEORGE E. COLE  
LEGAL FORMS

Property of Cook County Clerk's Office

85852996

State of Illinois, County of DuPage ss. I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that Robert A. Nelson personally known to me to be the \_\_\_\_\_ President of the SANCO PROPERTIES, INC corporation, and \_\_\_\_\_ personally known to me to be



NOTARIAL SEAL  
HERE

the \_\_\_\_\_ 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 \_\_\_\_\_ person and severally acknowledged that as such \_\_\_\_\_ President and \_\_\_\_\_ 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 10<sup>th</sup> day of July 19 96  
Commission expires 3/15 19 99

*[Signature]*  
NOTARY PUBLIC

This instrument was prepared by Andrew W. Lamberton, Attorney at Law, 123 Water St., Naperville, Ill.  
(Name and Address) 60540

MAIL TO: ROBERT NELSON  
(Name)  
706 ILLINOIS ST  
(Address)  
LEMONT, IL 60439  
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:  
Robert A. Nelson and Sharon S. Nelson  
(Name)  
706 ILLINOIS ST  
(Address)  
LEMONT IL 60439  
(City, State and Zip)

OR RECORDER'S OFFICE BOX NO. \_\_\_\_\_

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## ADDENDUM A

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

(LOTS 1, 42 thru 56 and LOT 58)

- (1) MINIMUM SQUARE 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 TRACTS 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 FEET TO THE FRONT OR STREET LINE OF THE LOT CONVEYED OR NEARER 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.

96625898

Cook County  
REAL ESTATE TRANSACTION TAX  
AUG 15 '96  
2.50

STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
AUG 15 '96  
DEPT. OF REVENUE  
25.00  
EM 10716

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