

UNOFFICIAL COPY

WARRANTY DEED

96130532

GRANTORS, JAMES T. GROSCH and JUDITH A. GROSCH, his wife, of Elgin, Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY and WARRANT to

DEPT-01 RECORDING \$23.50
T#0011 TRAH 0433 02/20/96 14:08:00
#9029 #RV #--96--130532
COOK COUNTY RECORDER

WILLIAM C. BLAKE AND DEBBIE A. BLAKE, HUSBAND AND WIFE

- - For Recorder's Use - -

Strike Inapplicable:

- a) ~~As Tenants in Common.~~ NOT
- b) Not in Tenancy in Common, ~~but~~ In Joint Tenancy, NOT AS TENANTS BY THE*
- c) ~~As Joint Tenants, or Tenants in Common, but as Tenants by the Entirety.~~ * ENTIRETY.

the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE REVERSE

2350
KB

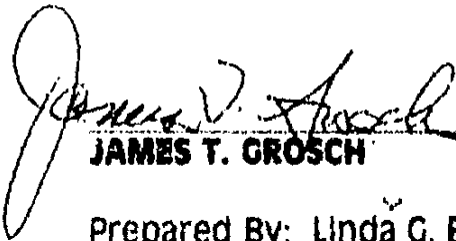
SUBJECT TO: General real estate taxes not due and payable at time of closing; special assessments confirmed after this contract date; building, building line and use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances; easements for public utilities; drainage ditches, feeders, laterals and drain tile, pipe or other conduit.

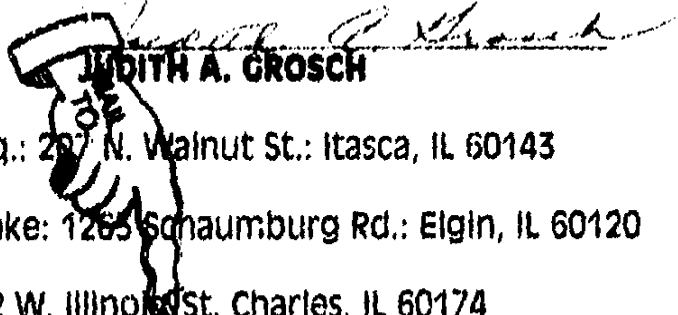
Permanent Real Estate Index No.: 06-21-101-021

Commonly known as: 1265 SCHAUMBURG ROAD; ELGIN, ILLINOIS 60120

DATED this 16th day of February, 1996.

**ATTORNEYS' NATIONAL
TITLE NETWORK**


JAMES T. GROSCH


JUDITH A. GROSCH

96130532

Prepared By: Linda G. Bai, Esq.: 207 N. Walnut St.: Itasca, IL 60143

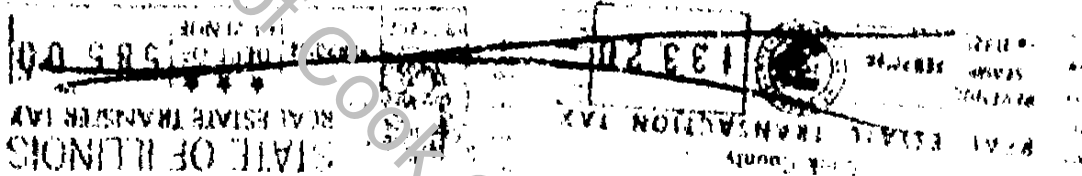
Send Tax Bill To: William C. Blake: 1265 Schaumburg Rd.: Elgin, IL 60120

Return To: Jim Cook, Esq.: 102 W. Illinois St. Charles, IL 60174

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THAT PART OF SECTIONS 20 AND 21 IN TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 21 AFORESAID; THENCE SOUTH ALONG THE WEST LINE OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION, 574.2 FEET; THENCE SOUTH 69 DEGREES 48 MINUTES EAST, 181.2 FEET; THENCE SOUTH 28 DEGREES 49 MINUTES EAST, 720.45 FEET; THENCE SOUTH 33 DEGREES 37 MINUTES WEST, 238.5 FEET; THENCE SOUTH 75 DEGREES 29 MINUTES WEST, 203.4 FEET; THENCE NORTH 31 DEGREES 51 MINUTES WEST ALONG A FENCE LINE, 292.19 FEET TO A POINT OF BEGINNING; THENCE SOUTH 84 DEGREES 47 MINUTES WEST, 908.44 FEET TO A POINT ON A FENCE LINE THAT LIES NORTH 17 DEGREES 17 MINUTES EAST, 193.07 FEET FROM A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF IRVING PARK BOULEVARD; THENCE NORTH 17 DEGREES 17 MINUTES EAST ALONG SAID FENCE LINE, 276.03 FEET TO THE SOUTHERLY RIGHT OF WAY LINE OF SCHAUMBURG ROAD (AS NOW DEDICATED); THENCE EASTERLY AND NORTHEASTERLY ALONG SAID SOUTHERLY RIGHT OF WAY LINE ON A CURVE TO LEFT HAVING A RADIUS OF 1425.4 FEET A DISTANCE OF 829.0 FEET; THENCE SOUTH 3 DEGREES 29 MINUTES EAST ALONG A FENCE LINE 263.6 FEET; THENCE SOUTH 31 DEGREES 51 MINUTES EAST ALONG A FENCE LINE A DISTANCE OF 230.61 FEET TO THE POINT OF BEGINNING, IN HANOVER TOWNSHIP, COOK COUNTY, ILLINOIS.



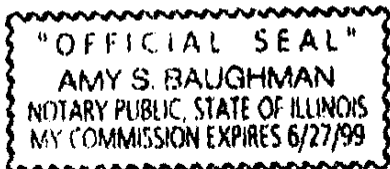
STATE OF ILLINOIS)

) SS
)

COUNTY OF DUPAGE)

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that JAMES T. GROSCH and JUDITH A. GROSCH, 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 acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notary seal, this 16th day of February, 1996.



Amy S. Baughman
Notary Public

96130534

