

UNOFFICIAL COPY

78-21-00195-6
ILLINOIS

96332261

This Indenture, made this 21ST day of FEBRUARY 1996, between the Secretary of Veterans Affairs, an Officer of the United States of America, whose address is Department of Veterans Affairs, Washington, D.C. 20420, hereinafter called Grantor, and

HERBERT E. PHILLIPS AND
DONNA PHILLIPS
103-B DANIEL COURT
BARTLETT, ILLINOIS 60103-4214

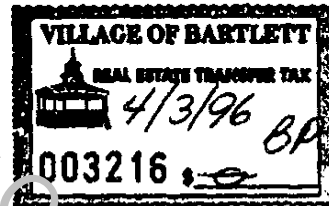
DEPT-01 RECORDING \$27.50
T9D009 TRAN 2088 05/02/96 10:45:00
42842 + RH *-96-332261
COOK COUNTY RECORDER

of the State of ILLINOIS, in the County of COOK hereinafter called Grantee(s).

WITNESSETH, That the said Grantor, for and in consideration of the sum of ten dollars (\$10.00) and other valuable consideration

the receipt whereof is hereby acknowledged, by these presents does REMISE, RELEASE, ALIEN, AND CONVEY unto the said Grantee(s) and the heirs or successors and assigns of Grantee(s), all the following-described property in the County of COOK, Illinois, to wit:

(SEE ATTACHED RIDER FOR LEGAL DESCRIPTION)
C/K/A 103-B DANIEL COURT, BARTLETT, ILLINOIS 60103-4214
TAX I.D. # 06-35-305-051-1050



2750
96332261

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 the said Grantor, either in law or equity or, in and to the above-described premises, with the hereditaments and appurtenances; TO HAVE AND TO HOLD said property unto said Grantee(s) and the heirs or successors and assigns of Grantee(s), forever. Grantor covenants to and with Grantee(s) and the heirs or successors and assigns of Grantee(s) that Grantor has not done, nor suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered 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 Grantor, Grantor WILL WARRANT AND FOREVER DEFEND.

This conveyance is made subject to all unpaid taxes and assessments; covenants, conditions, exceptions, reservations, restrictions, and easements of record; and any state of facts which an accurate survey would show.

IN WITNESS WHEREOF, Grantor, on the day and year first above written, has caused this instrument to be signed and sealed in his/her name and on his/her behalf by the undersigned employee, being thereunto duly appointed, qualified and acting pursuant to title 38, United States Code, sections 512 and 3720, and title 38, Code of Federal Regulations, sections 36.4342, and 36.4520, as amended, and who is authorized to execute this instrument.

Exempt under Paragraph (B),
Section 4, Illinois Real Estate
Transfer Act.

2/21/96
[Signature]
Attorney for VA

JESSE BROWN
Secretary of Veterans Affairs

*By [Signature] (SEAL)
RONALD H. ROGALA

Title LOAN GUARANTY OFFICER
VA Regional Office, Chicago, IL
Telephone: (312) 353-4065
(Pursuant to a delegation of authority contained in VA
Regulations, 38 CFR 36.4342 and 36.4520.)

REAL ATTORNEY SERVICES # 6041811 1 OF 3

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Special Warranty Deed

SECRETARY OF VETERANS AFFAIRS

TO

HERBERT E. PHILLIPS AND
DONNA PHILLIPS

When recorded, register:

103-B DANIEL COURT

BARTLETT, ILLINOIS 60103-4214

MAIL TO:
JAMES M. GUTHRIE
ATTORNEY AT LAW
105 S. ROSELLE RD.
SCHAUMBERG, IL 60193

This instrument was prepared by TIMOTHY MORGAN
VA Regional Office, P.O. Box 8136, Chicago, Illinois 60680.

, Attorney,

*Note: Print, typewrite, or stamp names of persons executing this instrument; and also name of notary public immediately
underneath such signatures.

Notary Public in and for said County and State.

My commission expires
"OFFICIAL SEAL"
MARY A. FOLBY
Notary Public, State of Illinois
My Commission Expires 11/1/98

Mary A. Folby
Mary A. Folby

GIVEN under my hand and official seal this 21st day of February 1996

said instrument as his/her free and voluntary act and as the free and voluntary act and deed of the Secretary of Veterans Affairs,
for the uses and purposes therein mentioned.

to be an employee of the Department of Veterans Affairs, an agency of the United States Government, and to be the person
whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he/she
signed and delivered
RONALD H. ROGALA, personally known to me

I, the undersigned, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY that

} SS:

STATE OF ILLINOIS
COUNTY OF

1988332261

UNOFFICIAL COPY

28-28-4-0019516

UNIT "B" IN BUILDING 13, IN BARTLETT GREEN CONDOMINIUM NO. 5 AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED LAND (HEREINAFTER REFERRED TO AS 'PARCEL'):

LOTS 14 THRU 36, BOTH INCLUSIVE, AND LOT 37 (EXCEPT THE NORTH 25 FEET THEREOF) IN BLOCK 2, ALL IN H. O. STONE AND COMPANY'S TOWN ADDITION TO BARTLETT, BEING A SUBDIVISION IN THE SOUTHWEST 1/4 OF SECTION 35 AND THE SOUTHEAST 1/4 OF SECTION 34, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 23, 1929 AS DOCUMENT NO. 10435526 IN THE VILLAGE OF BARTLETT, IN COOK COUNTY, ILLINOIS, (EXCEPTING THEREFROM LOTS 11 AND 12 OF UNIT 1 IN BARTLETT MANOR SUBDIVISION, BEING A RESUBDIVISION IN THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 35, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE VILLAGE OF BARTLETT IN COOK COUNTY, ILLINOIS;) AND ALSO, LOTS 6, 7, 10 AND 12 IN UNIT 1 IN BARTLETT MANOR SUBDIVISION, BEING A RESUBDIVISION IN THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 35, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE VILLAGE OF BARTLETT, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED AS DOCUMENT NO. 22449519 ON AUGUST 22, 1973, AND AMENDED BY DOCUMENT NO. 22497434 TOGETHER WITH THE UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENT (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY) ALL IN COOK COUNTY, ILLINOIS.

C/K/A 103-B DANIEL COURT, BARTLETT, ILLINOIS 60103-4214

TAX I.D. # 06-35-305-051-1050

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Property of Cook County Clerk's Office

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EXEMPT AND ABI TRANSFER DECLARATION STATEMENT

REQUIRED UNDER PUBLIC ACT 87-543

COOK COUNTY ONLY

The SELLER or his agent hereby certifies that, to the best of his/her knowledge, and the BUYER or his agent hereby certifies that, to the best of his/her knowledge, that the name of the buyer shown on the deed is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.


SELLER OR AGENT

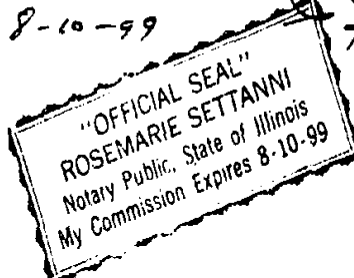

BUYER OR AGENT

State of Illinois)
) ss:
County of Cook)

Subscribed and sworn to before me this 4th day of April 1996

My Commission Expires: 8-10-99


Notary Public



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

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