### GEQRGE E. COLE® LEGAL FORMS

WARRANTY DEED Statutory (Illinois) (Corporation to Individual) 96354647

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THE GRANTOR SANCO PROPERTIES, INC.

a corporation created and existing under and by virtue of the laws of the State of \_\_\_\_\_\_ and duly authorized to transact and other good and valuable considerations ..... and pursuant to authority given by the Board of Directors of said corporation, CONVEYS and WARRAN'S to Richard W. DiBartelo and Penny S. DiBartelo 8341 W. 82nd St. Justice, 1111nots 60758 as Joint renants not as Tenant in Common, but (Name and Address of Grantee)

DEPT-01 RECORDING

**\$25.**00

- T40012 TRAN 0525 05/09/96 12:11:00
- COOK COUNTY RECORDER

Above Space for Recorder's Use Only

LOT 56 IN FOX HILLS UNIT 1-A, BEING A SUBDIVISION OF PART OF THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 3 4 AND THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 35, TOWNSHIP 37 NORTH, RANGE 11, EAST/OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Subject to: Control real estate taxes for 1995 and subsequent years; special assessments confirmed after this or atract date; building building line and use or occupancy restrictions, conditions and covenants of record; coning laws and ordinances; ensements for public utilities; crainage ditches, feeders, laterals and drain tile, pipe or other conduit. SEE ADENDUM A ATTACHED HERETO AND MADE A PART HEREOF.

Permanent Real Estate Index Number(s): 22-34-207-018-0000

Address(es) of Real Estate: Lot 56 Fox 111118 Unit 1-A. Dixon May Drive. Lamont, 211 Inota

STREAM OF THE TRANSPORT OF THE STREAM OF THE PROPERTY OF THE STREAM OF T

the following described Real Estate situated in the County of ...

COOK in State of Illinois, to with

In Witness Whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these day of ... April L. ..... 19 ... 96 ....

Impress Corporate Shall Here

(Name of Corporation)

SANCO PROPERTIES, INC.

BOX 333-CTI

DEPT. OF E 5.5.00

RECORDER'S OFFICE BOX NO.

CO. NO. 816

OŘ

State of Illine	ois, County ofDuPage	ss. 1, the ur	densigned, a Notary Public in and for the County	
and State afa	resaid, DO HEREBY CERTIFY that .	Robert A. Relson	personally known to	
me to be the	President of the	SANCO PROPERTIES, I	NC.	
	corporation, and		personally known to me to be	
San AL	TAL Share the same persons who	ne names are subscribed to the fe	rid corporation, and personally known to me to be pregnity, instrument, appeared before me this day	
My Commission	# of illinois Secretary, they signe	176.AS in/person and severally acknowledged that sa such President and President and Instrument and Severally acknowledged that sa such President and Severally acknowledged that sa such Severally acknowledged that sa suc		
HERE 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 surposes, therein set forth.				
Given under	my hand and official scal, this	16 - day	of April 19 96	
Commission	expires 3/15	19 39	of April 19 96	
This instrum	ent was prepared by Auditum, M. Lamb	erthon. Attornoy at La	w. 122 Water St., Raperville, Il. 6050 and Addies.	
MAIL TO:	KICHARD BURKE (Name)	SEND SU	BSEQUENT TAX BILLS TO:	
	Hasa C Harren	Richard	W. DiBartelo and Penny S. DiBartelo	
	remarks by the characters and property and the first by the characters of the charac	ALICE NUME }	(Name)	
	Dance House	8341 W.	82nd Struct	
	( 1110) 114/6/175 / (	1.0902	(Actuleus)	
	(City, State and Zip)			

Justice, 1111nois 60458 (City, State and Zsp)

BOX 333-CTI

## **UNOFFICIAL COPY**

#### 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-gar 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, TUCLUDING 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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