

GEORGE E. COLE\*  
LEGAL FORMS

FORM NO. 804  
February, 1985

**GENERAL 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.

**THE GRANTOR, ETHANS GLEN LIMITED PARTNERSHIP,**

a limited partnership created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for and in consideration of the sum of TEN AND NO/100 (\$10.00) DOLLARS, and other good and valuable consideration, in hand paid, and pursuant to authority given by the Board of Directors of Ethans Glen, Inc., sole General Partner of said limited partnership, CONVEYS and WARRANTS to

RICHARD A. MAGNONE AND SHAYNA K. ROCKOW MAGNONE, husband and wife  
8501 West Higgins Road, Suite 440  
Chicago, Illinois 60631

not as Joint Tenants, ~~not as Tenants in Common~~ but as TENANTS BY THE ENTIRETY, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE ATTACHED EXHIBIT "A"

SUBJECT TO: SEE ATTACHED EXHIBIT "B"

1st AMERICAN TITLE order # C109494

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises not in joint tenancy, but as Tenants by the Entirety.

Permanent Real Estate Index Number(s): 02-09-320-017

Address(es) of Real Estate: 1532 West Ethans Glen Drive, Palatine, Illinois

In Witness Whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its \_\_\_\_\_ President, and attested by its Asst Secretary, this 12<sup>th</sup> day of September, 1997

ETHANS GLEN LIMITED PARTNERSHIP

IMPRESS

BY Ethans Glen, Inc.

(NAME OF CORPORATION)

CORPORATE SEAL

BY [Signature]

PRESIDENT

HERE

ATTEST [Signature]

ASSISTANT SECRETARY

# UNOFFICIAL COPY

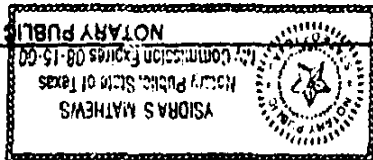
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OR  
RECORDER'S OFFICE BOX NO. \_\_\_\_\_

Send subsequent tax bills to:  
 RICHARD A. MAGNONE (Name)  
 157 WEST STRANG GLEN DRIVE (Address)  
 PALATINE, ILLINOIS (City, State and Zip)

Mail To: \_\_\_\_\_  
 \_\_\_\_\_ (Address)  
 \_\_\_\_\_ (City, State and Zip)

This instrument was prepared by Robert J. Taylor, 222 N. LaSalle Street, #1910, Chicago, IL 60601 (NAME AND ADDRESS)



*Sidra S. Mathews*

expires 08/15/2000

Given under my hand and official seal, this 18th day of September, 1997 Commission

ETHANS GLEN, INC. corporation, said corporation being the sole General Partner of Ethans Glen Limited Partnership, an Illinois limited partnership and EDWARD I. BISKIND personally known to me to be the Secretary of said corporation, and personally known to me to be the person whose name is subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such President and Secretary, he 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.

IMPRESS  
NOTARIAL SEAL  
HERE

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that EDWARD I. BISKIND, personally known to me to be the President of the

EXHIBIT "A"

LEGAL DESCRIPTION

LOT 33 IN ETHANS GLEN EAST, A SUBDIVISION OF THAT PART OF THE SOUTHEAST 1/4 OF SECTION 8 AND THE SOUTHWEST 1/4 OF SECTION 9, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 1532 ETHANS GLEN DRIVE  
PALATINE, ILLINOIS

COMMONLY KNOWN AS: 02-09-320-017

daf\ethans\magnone-leg



Property of Cook County Clerk's Office

EXHIBIT "B"

SUBJECT TO: (1) The lien of current taxes not in default; (2) Reservations, conditions, rights-of-way, easements and protective covenants of record, including any easements established by or implied from the Declaration of Covenants, Conditions and Restrictions and any Amendments thereto and any easements provided for in the Plat of Subdivision of the Ethans Glenn Townhome Development; (3) Zoning, Planned Development and building laws and ordinances; (4) Rights of the public, City of Palatine and adjoining contiguous owners to use and have maintained the drainage ditches, recusers, laterals and water detention basins located in or serving the Ethans Glenn Townhome Development; (5) Purchaser's mortgage, if any; (6) Roads or highways, if any; (7) Acts done or suffer by Purchaser; (8) Liens, encroachments and other matters over which the title company is willing to insure, at Seller's expense.

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