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GEORGE E. COLE® LEGAL FORMS

No. 804 REC February 1996

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.

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DEPT-01 RECORDING \$25. F10012 FRAN 4045 02/18/97 10:41:00 \$3285 : こん エータア 10:89点 (UOS COUNTY RECORDER

Secretary

Above Space for Recorder's use only

THE GRANTOR , SYNCO PROPERTIES, INC.	0-1
	25 3
a corporation 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, for and in consideration	n of the sum of TEN AND NO/100
DOLLARS, and other good and valuable considerations and the consideration of the consideratio	derations
in hand paid and pursuant to authority given by th	
of said corporation, CONVEYS and WARRANTS to	The Board of The B
WILLIAM R. GREEN	
211 West Road, Lombard, Illinois 50148	
(Name and Address of Grantee)	
the following described Real Estate situated in the County of Cook	in State of Illinois, to wit:
LOT 54 IN FOX HILLS UNIT 1-A, BEING A SUBDIVISION OF THE NORTHEAST 1/4 OF SECTION 34 AND THE SOUTHWEST 1/	
SECTION 35, TOWNSHIP 37 NORTH, RANGE 11, EAST	
MERIDIAN, IN COOK COUNTY, ILLINOIS.	•
Subject to: General real estate taxes for 1996 and subsequent years; special assessments confirmed afte. I	
eccupancy restrictions, conditions and covenants of record; zoning laws and ordinances; easements for public tile, pipe or other conduit.	
200 EVITOR A VITACUES UEVETO VI	
Permanent Real Estate Index Number(s): 22-34-207-016	
Address(es) of Real Estate: Lot 54 in Fox Hills Unit 1-A, Lemont, I	llinois
Annews here energy broken benefit here the properties of the contract of the c	
BENEMBERGERE REPRESENTATION OF THE PROPERTY OF	XPHN#K
RXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX	several its upware has signed to those
In Witness Whereof, said Grantor has caused its corporate seal to be hereto affixed, and hi	• •
presents by its President, and attested by its	Secretary, this 17-1 day of
<u>February</u> , 19 97	X 333-CTI
	v 209-011
SANCO PROPERTIES, INC.	(Alamant Camamilan)
By Twhat a below	(Name of Corporation)
Robert A. Nelson	President
Attest W. Lat a helm	

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60 Cook County Corporation to Individual 413 ESTATE THARSACTION REAL WARRANTY DEED 463 PEAFMIT PEAFMIT m FEB 17'37 an c u. \$1427 oTo FLOURD | A * * | = 5 5. 0 0 Open Open Coopen Coopen

GEORGE E. COLE®

LEGAL FORMS

	State of Illino	is, County of		ss. I, the undersigned, a Notary Public in and for the County
	and State afor	esaid, DO HEREBY CERTIFY that	Robert A. l	personally known to
	me to be the .	President of the	SANCO PRO	PERTIES, INC.
		corporation, and		personally known to me to be
22	OTARY PUBLIC OF STARY PUBLIC O	NEROVICH STATE OF ILLINOIS erson and severally ack EXP SEPT. 7,1993 eretary, they signed a RESS IAL SEAL corporation to be affixed to ERE of said corporation, as th	names are subsc knowledged that and delivered t thereto, pursuan eir free and vol	Secretary of said corporation, and personally known to me to be ribed to the foregoing instrument, appeared before me this day as such
37108360	Given under m	corporation, for the uses and plant and official seal, this	1th	day of February 19 97
	This instrumer	it was prepared by Andrew W. Lambe:	rtson, Atto	rney at Law, 123 Water St., Naperville, Il. (Name and Address)
	MAIL TO:	(Name) (Name) (Name) (Address) (Address) (City, State and Zip)		SEND SUBSEQUENT TAX BILLS TO: WILLIAM R. Green (Name) All West Road (Address) Lambord J. Lines 60148
	OR	RECORDER'S OFFICE BOX NO.	· 	(City, State and Zip)

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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 FFET 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.