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GEÖRGE E. COLE® LEGAL FORMS No. 808-REC May 1996

REAL ESTATE TRANS

PEVENUE STAMP 60 10867 \$345/0074 05 001 Page 1 of 3 1998-06-30 12:37:06 Euch County Recorder 25.50

WARRANTY DEED
Statutory (Illinois)
(Individual to Individual)

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for a particular p	irrose.	·					
THE GRANTO		Above Space for Recorder's use only					
	MCCARPPY. DIVORCED	A/K/A Betty	A. McCarthy				
of the VILLAGE	of RCSLILE County	of cook	State of	NOIS	for and		
in consideration of	TEN AND		-00/100 (\$1	0.001 DOLLA	RS, and other good		
and viduable consid	derationsOc				in hand paid,		
CONVEY S	and WARRANTS	to					
	BRADLEY HANSEN						
,	20475 QUENTIN ROAL			074			
		(Name and Address of	-				
the following descr	ibed Real Estate situated in the	County of	K	in the Sta	te of Illinois, to wit:		
255 ABBAC	uen non realt naoi	TRMIOU	Dx.				
SEE ATTAC	HED FOR LEGAL DESI	KIPTION	2				
			()				
handa estessing o	nd waiving all rights under a	nd hu virtue of the Hi	mestead Exemption	n I aws of the State	e of Illinois		
	PIEMURZ OCZANIJA SODE X ORDA X OCE			$T_{i0}$	, •••		
POPHWAN NA 48	; {	SEE ATTACHED	FOR SUBJECT	TO LENGUAGE	E		
	and xx Conenck Received by XX	XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX	tendergeneroyzarz		•		
Permanent Real Es	tate Index Number(s):07-	-35-400-049-1	157				
	Estate: 996 CROSS CF				172		
		nted this25th					
	Betty a. Me	Partly 15	A T \		(SFAI)		
PLEASE	BETTY ACCARTHY A/K/A Betty McC						
PRINT OR TYPE NAME(S)					(CE 41 \		
BELO		161	a1,)		٠		
SIGNATU	Cook Coun	ıh			4.0		

## **UNOFFICIAL COPY**

Warranty Deed
Individual to Individual

TO

GEORGE E. COLE\*

State of Illinois, County of					Deed
said County, in the State aforesaid, DO HER	EBY CER	TIFY 🖦			Public in and for
"OFFICIAL SEAL"    INCOMPLICATION   Property   Property	n	wh	ose name .	IS	
signed, sealed and delivered the said instru purposes therein set forth, including the relea					for the uses and
Given under my hand and official seal, this 25th			JUNE	C	19 98
Commission expires AUGUST 12 10x2001		2_	OTARY PO	JBLIC	<del></del>
This instrument was prepared by JAMES J. BURKE. 117 S.	COOK	ST	BARRING	STON. II	60010
DAVID R. SCHLUETER (Name)	SEND SU		NT TAX B	ILLS TO:	
MAIL TO: 50 TURNER AVENUE	DIAL	LEI M	(Nai	me)	
(Address)	996	CROSS		DR., UN	ות ידונ
ELK GROVE VILLAGE, IL 60007)			(Add		
(City, State and Zip)	ROSE	LLE -	LL 6017		
OR RECORDER'S OFFICE BOX NO			(City, State		

#### ATTACHMENT TO WARRANTY DEED **DATED JUNE 25, 1998** BETTY McCARTHY ("GRANTOR") **BRADLEY HANSEN ("GRANTEE")** 996 CROSS CREEK DR., UNIT BI, ROSELLE, IL 60172 ("PROPERTY") PIN:07-35-400-049-1157

#### SUBJECT ONLY TO:

general taxes not yet due and payable at the time of closing, covenants, conditions, restrictions of record, building thes and easements, if any, so long as they do not interfere with Grantee's use and enjoyment of the property.

LEGAL DESCRIPTION:

#### LEGAL DESCRIPTION:

Ox Coot County UNIT 19-B-1, AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE (HEREINAFTER REFERRED TO AS "PARCEL"):

THAT PART OF LOT 3 IN CROSS CREEK, BEING A SUBDIVISION OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 35, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 7, 1979 AS DOCUMENT 24835738 BOUNDED BY A LINE DESCRIBED AS BEGINNING AT A POINT 187.25 FEET WEST, AS MEASURED ALONG THE FOLLOWS: NORTH LINE THEREOF, AND 34.67 FEET SOUTH, AS MEASURED AT RIGHT ANGLES TO SAID NORTH LINE, OF THE NORTHEAST CORNER OF SAID LOT 3; THENCE SOUTH 3 DEGREES 29 MINUTES EAST, 70.33 FEET; THENCE SOUTH 86 DEGREES, 30 MINUTES, 38 SECONDS WEST, 152.42 FEET; THENCE NORTH 3 DEGREES 29 MINUTES, 22 SECONDS, WEST 70.33 FEET; THENCE NORTH 86 DEGREES 29 MINUTES WEST, 70.33 FEET; THENCE NORTH 86 DEGREES 30 MINUTES, 38 SECONDS EAST, 152.42 TO THE PLACE OF BEGINNING IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS AND COVENANTS FOR CROSS CREEK CONDOMINIUM BUILDING NO. 19, MADE BY KRSS DEVELOPMENT CORPORATION AND RECORDED IN THE OFFICE OF THE COCK COUNTY RECORDER OF DEEDS AS DOCUMENT 27226638 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS (EXCEPTING FROM SAID PARCEL ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION OF CONDOMINIUM OWNERSHIP AND SURVEY.

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