

**WARRANTY  
DEED**

This Document was prepared by

JOHN J. HATTERY  
of the Law Firm of  
HATTERY, SIMPSON & WEST  
Suite 402, Hill Arcade  
P.O. Box 1428  
Galesburg, IL 61401  
Telephone No. (309) 343-6152

THE Grantor, L B PROPERTIES, INC., an Illinois corporation, duly authorized to do business in the State of Illinois, for and in consideration of \$10.00 and other good and valuable consideration, the receipt of which is hereby acknowledged, and pursuant to authority given by the Board of Directors of said corporation, CONVEYS and WARRANTS to the Grantee, PIONEER CONCEPTS, INC., an Illinois not-for-profit corporation, the following described Real Estate, to-wit:

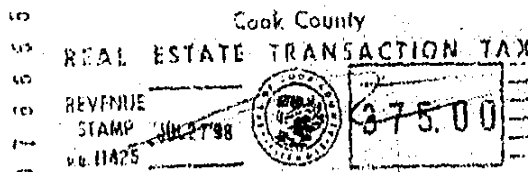
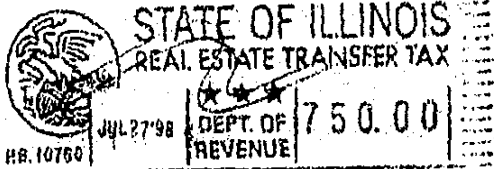
See Exhibit "A" attached hereto and incorporated herein by reference.

Parcel Identification No. shown on Exhibit "A"

SUBJECT TO all Easements, Rights of Way, Dedications, Restrictions and Covenants of Record affecting the real estate, if any, and to all applicable Zoning Ordinances and Restrictions;

SUBJECT TO General Taxes for the year 1996 which are due and payable in 1997 and subsequent years;

all situated in Cook County, Illinois.



UNOFFICIAL COPY

Property of Cook County Clerk's Office

IN WITNESS WHEREOF, the Grantor has caused its corporate seal to be affixed, and has caused its name to be signed to this document by its Vice President, and attested by its Secretary, this 27<sup>th</sup> day of March, 1997.

VILLAGE OF DOLTON  
WATER / REAL PROPERTY TRANSFER TAX 4289  
ADDRESS 644 E. SHEKIDAN  
ISSUE 7-23-97 EXPIRED 8-23-98  
AMT. RPT/WST  
TYPE 10<sup>00</sup>  
[Signature]  
VILLAGE CLERK

GRANTOR

L B PROPERTIES, INC., an Illinois corporation

BY [Signature]  
Its Vice President

ATTEST:  
BY [Signature]  
Its Secretary

14200  
REAL ESTATE TRANSFER TAX  
[Signature]  
7-16-98  
Calumet City • City of Homes \$ 1128.<sup>00</sup>

STATE OF ILLINOIS )  
COUNTY OF KNOX ) ss.

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY, that NICHOLAS L. ADKINS, personally known to me to be the Vice President and VERNA J. COX, personally known to me to be the Secretary of the Corporation which is the Grantor, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such President and Secretary, they signed and delivered the said instrument as President and Secretary of said Corporation, 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 the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and Official Seal, this 27<sup>th</sup> day of March, 1997.

[Signature]  
Notary Public



Tax Statements for the year 1996 and subsequent years shall be sent to: Pioneer Concepts, Inc., c/o RFMS, 115 East South Street, Galesburg, IL 61401.

Please mail Recorded Deed to:  
John J. Hattery, Hattery, Simpson & West, Suite 402, Hill Arcade, Galesburg, IL 61401

UNOFFICIAL COPY

Property of Cook County Clerk's Office

**"EXHIBIT "A"**

TRACT 1: THE SOUTH 1/2 OF LOT 4 AND THE SOUTH 1/2 OF LOT 5 (EXCEPT THE EAST 61 FEET OF THE SOUTH 1/2 OF LOT 5) IN BLOCK 6 IN DOLTON OF THE SOUTH EAST 1/4 OF SECTION 3, TOWNSHIP 36 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Tax Identification No.: 29-03-401-010-0000

TRACT 2: THAT PART OF THE NORTH FRACTION OF THE NORTHWEST 1/4 OF SECTION 19, TOWNSHIP 36 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: BEGINNING IN A LINE DRAWN 311.66 FEET OF AND PARALLEL WITH THE EAST LINE OF SAID NORTHWEST 1/4, AT A POINT 272.42 FEET NORTH OF THE SOUTH LINE OF SAID NORTHWEST 1/4; THENCE NORTH ON SAID PARALLEL LINE 125.0 FEET; THENCE WEST 124.88 FEET ALONG A LINE PARALLEL WITH THE SOUTH LINE OF GREEN LAKE ADDITION TO CALUMET CITY, ACCORDING TO THE PLAT THEREOF RECORDED REGISTERED AS DOCUMENT NUMBER 892881, TO THE INTERSECTION OF THE SOUTHERLY LINE OF THE RIGHT OF WAY OF THE PUBLIC SERVICE COMPANY OF NORTHERN ILLINOIS; THENCE SOUTHWESTERLY ON SAID RIGHT OF WAY LINE 86.84 FEET TO A POINT OF INTERSECTION WITH A LINE DRAWN PARALLEL TO AND 473.33 FEET WEST OF THE EAST LINE OF SAID NORTHWEST 1/4; THENCE SOUTH ON SAID PARALLEL LINE 40.90 FEET; THENCE EAST PARALLEL WITH THE SOUTH LINE OF SAID GREEN LAKE ADDITION TO CALUMET CITY 161.67 FEET TO THE PLACE OF BEGINNING, CONTAINING 0.4284 ACRES MORE OR LESS. SUBJECT TO GENERAL TAXES LEVIED IN THE YEAR 1949. EASEMENTS OF EXISTING STREETS, ROADS AND HIGHWAYS. RIGHT OF ANY PARTY IN INTEREST TO APPEAL FROM OR INSTITUTE ANY OTHER PROCEEDINGS TO MODIFY, REVERSE OR SET ASIDE, THE DECREE ENTERED THE 7TH DAY OF OCTOBER, 1948, IN THE LAKE SUPERIOR COURT IN HAMMOND, IND., CASE NUMBER 62166.

Tax Identification No.: 30-19-100-089-0000

TRACT 3: LOT 24 IN SANDRIDGE SUBDIVISION UNIT 2, BEING A SUBDIVISION OF PART OF THE SOUTH EAST 1/4 OF SECTION 13, TOWNSHIP 35 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO PLAT THEREOF REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS, ON OCTOBER 25, 1977 AS DOCUMENT NUMBER 2976594, ALL IN COOK COUNTY, ILLINOIS.

Tax Identification No.: 32-13-401-036-0000

UNOFFICIAL COPY

Property of Cook County Clerk's Office