1009/0108 03 001 Page 1 of 1998-09-18 09:24:47 Cook County Recorder

174868905 SPECIAL WARRANTY DEED

THIS INSTRUMENT is made this 3rd day of August, 1998, between Mission Hills-Orland Park, L.L.C., an Illinois limited liability company and duly authorized to transact business in the State of Illinois, party of the first part, and Connelly Construction Co., an Illinois corporation of Orland Park, Illinois, party of the second part:

WITNESSETH: that the party of the first part, for and in consideration of the sum of Ten and No/100 (\$10.00) Dollars and other good and valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to the authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to its heirs and assigns, FOR-EVER, all the following described real estate, situated in the County of Cook and State of Illinois known and described as follows, to wit:

County Clark's O Lots 14, 20, 25, 26, 29, 32, 35, 36, 50, 98, 99 and 104 in Mission Hills Units Two, being a Subdivision of part of the North 1/2 of the East 1/2 of the Northeast 1/4 of Section 32 and part of the South 10 acres of the Southeast 1/4 of the Southeast 1/4 of Section 29, all in Township 36 North, Range 12 East of the Third Principal Meridian, in Cook County. Illinois.

Permanent Real Estate Index Numbers: 27-32-200-003

Address of Real Estate: 17700 S. 104th Avenue, Orland Park, Illinois

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Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and revisions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of in and to the above described premises, with the hereditaments and appurtenances; TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part, its heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, its heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encur; bered or charges, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND, subject to: general taxes for 1997 and subsequent years; rights of the public, the State of Illinois, the County of Cook and the Village of Orland Park in and to that part of the land, if any, taken, dedicated or used for road purposes; drainage easements required by the Village of Orland Park and rights of way for drainage tiles, ditches, feeders and laterals, if any; rights of adjoining owners and the public in and to the uninterrupted flow of water across the land and in the drainage ditch located on the land; exceptions related to the recording of the Plat of Subdivision (recorded on July 15, 997 as Document 97509319); terms of the Annexation Agreement and Annexation Ordinance dated November 20, 1995 an recorded as Documents 95829956 and 95829957, respectively; covenants, conditions and restrictions of record (specifically the provisions of the Declaration for Mission Hills recorded on July 23, 1997 as Document 975309980); acts of purchaser or anyone claiming by, through or under Purchaser; public, utility and drainage easements (specifically those set forth in the Plat of Subdivision recorded on July 15, 1997 as Document 97509319).

IN WITNESS WHEREOF, said party of the first part has crused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Manager the day and year first above written.

MISSION HILLS-ORLAND PARK, L.L.C.,

an Illinois limited liability company

By: Hearthstone Advisors, Inc., a California corporation, Manager

Branco Pruin Senior Vice

Momas Bruin, Senior Vice President

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STATE OF ILLINOIS) SS:

COUNTY OF COOK

Cook County

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I, the undersigned, a Notary Public in and for said county, in the State aforesaid, DO HEREBY CERTIFY that Thomas Bruin, as Senior Vice President of Hearthstone Advisors, Inc., a California corporation, Manager of Mission Hills-Orland Park, L.L.C., an Illinois limited liability company, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Senior Vice President, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act and as the free and voluntary act of said company, for the uses and purposes therein set forth; and said Senior Vice President did also then and there acknowledge that he, as custodian of the Corporate Seal of said Company, did affix the said Corporate Seal of said Company to said instrument as his own free and voluntary act, and as the free and voluntary act of said Company for the uses and runoses therein set forth.

Given under my hand and officiri seal, this _____day of August, 1998.

"OFFICIAL SEAL
P. J. SPALLA
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 1/27/2002

Notary Public

This instrument was prepared by:

Patrick J. O'Malley 5100 West 127th Street Alsip, Illinois 60803

Send subsequent tax bills to:

Mail recorded deed to:

Connolly Construction Co. 75 Windmill Turn Orland Park, Illinois 60462

Thomas F. Courtney, Esq. 7100 West 127th Street Palos Heights, Illinois 60463

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EXHIBIT "B"

Permitted Exceptions to Title

- (a) General real estate taxes for 1997 and subsequent years;
- (b) Terms, powers, provisions and limitations of the trust under which title to the land is held, if any;
- (c) Pights of the public, the State of Illinois, the County of Cook and the municipality in and to that part of the land, if any, taken, dedicated or used for road purposes;
- (d) Drainage casements required by the Village of Orland Park and rights of way for drainage tiles, ditches, Geders and laterals, if any;
- (e) Rights of adjoining c wners and the public in and to the uninterrupted flow of water across the land and in the drainage dish located on the land;
- (f) Exceptions raised by Chicago Title Insurance Company related to the recording of the plat of subdivision;
- (g) Terms of the Annexation Agreement and Annexation Ordinance dated November 20, 1995 and recorded as Documents 95829956 and 95829957, respectively;
- (h) Covenants, conditions and restrictions of record (specifically the provisions of the Declaration for Mission Hills recorded on July 23, 1997 as Document 97530998);
 - (i) Acts of Purchaser or anyone claiming by, through or under Purchaser;
- (j) Exceptions pertaining to liens and/or encumbrances of a definite and accertainable amount which may be removed at the time of closing by the payment of money; and
- (k) Public, utility and drainage easements (specifically those set forth in the Play of Subdivision recorded on July 15, 1997 as Document 97509319).

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