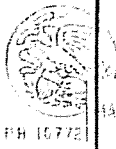


WARRANTY DEED

Statutory (ILLINOIS)

(Individual to Individual)



STATE OF ILLINOIS 2 0 3 3 8
REAL ESTATE DEPARTMENT
MAR-1989 DEPT OF REVENUE 1 0 3 2 5

89128338

(The Above Space For Recorder's Use Only)

S 1192057 (Widow)

THE GRANTOR S Adeline Ludas, a widow and Eleanor Sparks, a widow

of the Village of Lemont County of Cook State of Illinois

for and in consideration of Ten and no/100 ----- DOLLARS,
and other good and valuable consideration in hand paid,

CONVEY and WARRANT to Theodore J. Ludas, a bachelor

(NAME AND ADDRESS OF GRANTEE)
15610 Maple Court, Lockport, Illinois 60441

the following described Real Estate situated in the County of Cook in the
State of Illinois, to wit:

All that part of the South 25 acres of the East 1/2 of the East 1/2 of the
Southeast 1/4 of Section 28, Township 37 North, Range 11, East of the Third
Principal Meridian which lies South of the center line of Archer Road, in Cook
County, Illinois.

Property Address: Archer at 127th Street, Lemont, Illinois 60439

Permanent Index Number: 22-28-402-001-0000

Subject to: General real estate taxes for the year 1988 and subsequent years;
and easements, covenants, restrictions and conditions of record.

1989-61
19111 TRAM 2707 60441
BOOK # 57 PAGE # 124
COOK COUNTY RECORDER

89128338

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State
of Illinois.

DATED this 16th day of March 19 89

PLEASE
PRINT OR

Adeline Ludas (Seal) *Eleanor Sparks* (Seal)
Adeline Ludas Eleanor Sparks

TYPE NAME(S)

BELOW

SIGNATURE(S)

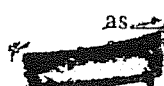
____ (Seal) _____ (Seal)

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in
and for said County, in the State aforesaid, DO HEREBY CERTIFY that

Adeline Ludas, a widow and Eleanor Sparks, a widow

personally known to me to be the same person^s whose name^s are
subscribed to the foregoing instrument, appeared before me this day in person,
and acknowledged that they signed, sealed and delivered the said instrument
as their free and voluntary act. for the uses and purposes therein set
including the release and waiver of the right of homestead.

IMPRESS
SEAL
HERE



AFFIX RIDERS OR REVENUE STAMPS HERE

FILED



RECORDER

**SANITARY SEWER AND
WATER MAIN EASEMENT**

OWNER THIS GRANT OF EASEMENT, made this 26th day of July, 2005, from THEODORE LUDAS, of 12697 Archer Avenue, Lemont, Illinois 60439, (hereinafter referred to as "Grantor"), to the VILLAGE OF LEMONT, a Municipal Corporation organized and existing under the laws of the State of Illinois (hereinafter referred to as the "Village"), having its principal office at 418 Main Street, Lemont, Illinois 60439.

WITNESSETH:

WHEREAS, the Village has requested a Sanitary Sewer and Water Main Easement under certain property that is owned by the Grantors; and

WHEREAS, the Grantors are willing to grant said non-exclusive perpetual easement, right, privilege, and authority to the Village, upon the terms and conditions herein set forth;

NOW, THEREFORE, in consideration of the mutual benefit of the parties, the Grantors do hereby bargain, sell, grant, transfer and convey to their successors and assigns, the perpetual non-exclusive easement, right, permission and authority to construct, reconstruct, repair, replace, operate, and maintain a water main over the following described property:

The East 15 feet of all that part of the South 25 acres of the East ½ of the East ½ of the Southeast 1/4 of Section 28, Township 37 North, Range 11, East of the Third Principal Meridian which lies South of the Southeasterly right-of-way line of Archer Avenue, in Cook County, Illinois.

Permanent Tax Index No: 22-48-402-001

Common known address: 12697 Archer Avenue, Lemont, Illinois 60439

IN CONSIDERATION of the grant of the perpetual easement, right, privilege and authority herein contained, this Water Main Easement is subject to the following conditions:

FIRST: The Preambles set forth above are hereby incorporated into and made a part of this Water Main Easement.

SECOND: The rights and obligations of the Grantors and the Village respectively hereunder, shall inure to the benefit of and be binding upon their respective successors and assigns, and all terms, conditions, and covenants herein shall be construed as covenants, running with the land.

THIRD: In consideration for granting the Water Main Easement, the Village shall waive the sewer and water connection fees for whatever purpose, whether commercial or residential to Grantor and can be transferred to subsequent owners if necessary.

FOURTH: The Village hereby represents and warrants that it will restore any disturbed property to its original condition.

IN WITNESS WHEREOF, the Grantors and the Village have executed this instrument , and have hereunto set their hands and seals on the day and date first written above, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Theodore Ludas
THEODORE LUDAS

State of Illinois, County of Cook, ss.

I, the undersigned, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY, that THEODORE LUDAS and ~~CLAIRE LUDAS, husband and wife,~~ are 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 acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead. Given under my hand and official seal this ~~1st~~ day of ~~July~~, 2005.
AUGUST,

Clare Y
Notary Public
OFFICIAL SEAL
CLARE ROLOWICZ
NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES AUG. 13, 2005

CONSENT BY VILLAGE OF LEMONT

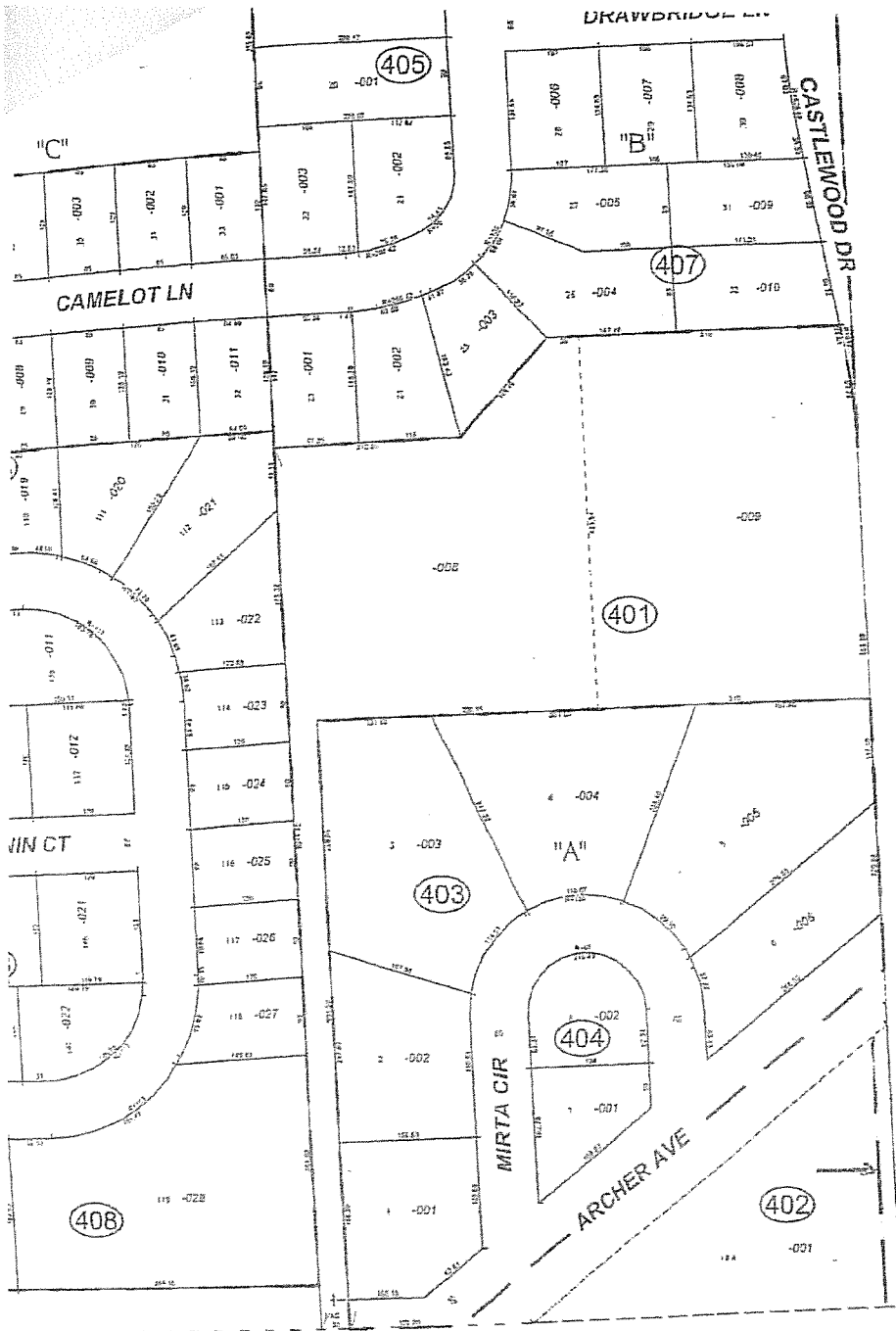
The Village of Lemont hereby accepts the within Water Main Easement and agrees to be bound by the terms and conditions set forth therein.

VILLAGE OF LEMONT
A Municipal Corporation

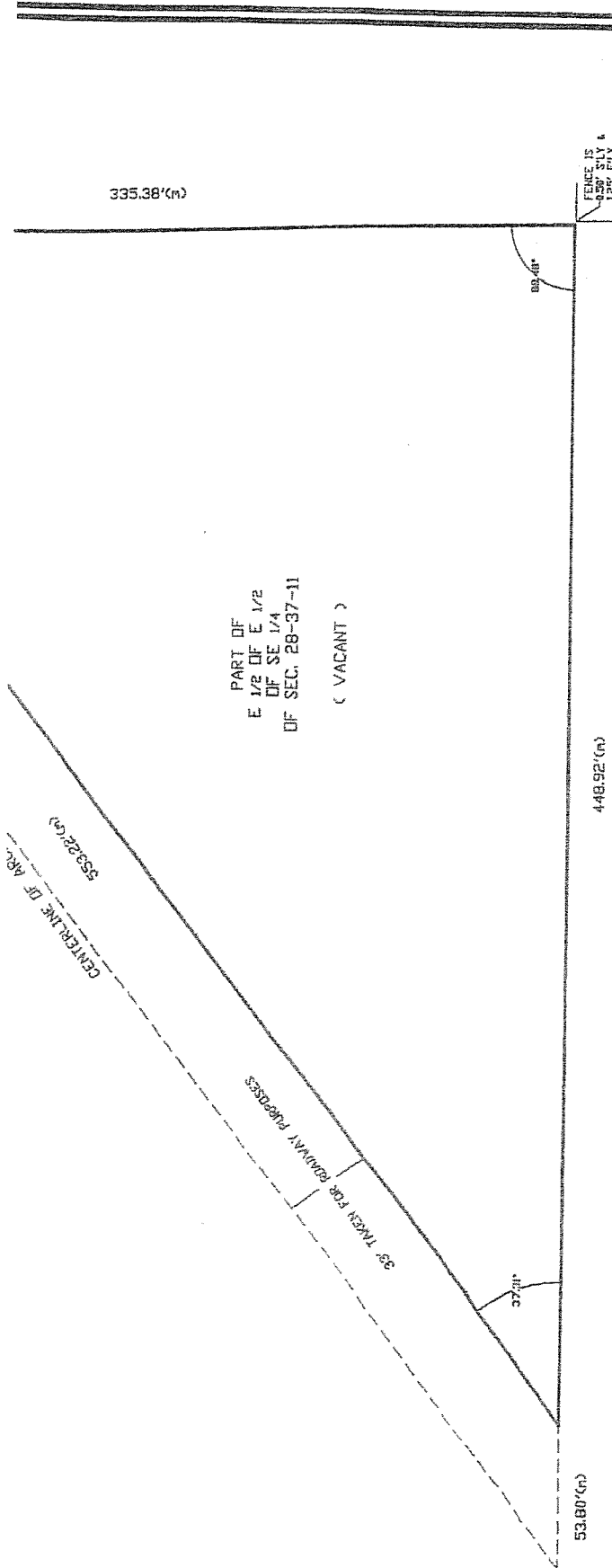
By: _____
John F. Piazza, Mayor

Attest: _____
Charlene Smollen, Village Clerk

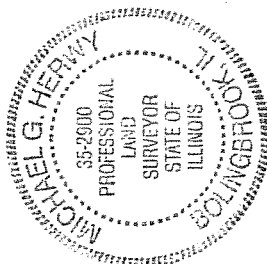
This document prepared by:
John P. Antonopoulos
Antonopoulos & Virtel, P.C.
15419 127th Street, Suite 100
Lemont, Illinois 60439
(630) 257-5816
MyDocuments\Village\Easement.Ludas\VMS



Requested
Public Utility
and DRAINAGE
EASMENT
← 15'



IRON PIPES AT ALL CORNERS
 THIS PROFESSIONAL SERVICE CONFORMS
 TO THE SURVEYING STANDARDS
 ESTABLISHED BY THE ILLINOIS
 SURVEYING BOARD FOR A BOUNDARY SURVEY.



State of Illinois }
 County of Will } SS

I, Michael G. Herwy, an Illinois Professional Land Surveyor, do hereby certify that I have surveyed the parcel of land hereon described and that the Plat hereon drawn is a correct representation of said survey.

Dated, this 21st day of DECEMBER, A.D., 20 04 at Bolingbrook, Illinois

Michael G. Herwy
 Illinois Professional Land Surveyor No. 35-2900
 License Expires Nov. 30, 2006

CLIENT LUDAS

JOB No. 59052-05

For Building Lines, Easements and Other Restrictions not shown hereon refer to your Deed, Title Policy, Ordinance, etc.

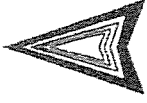
Associated Surveying Group, P.C.

P.O. Box 810 Bolingbrook, IL 60440

PH (630) 759-0205 FAX (630) 759-9291



N



SCALE 1" = 60'

ALL THAT PART OF THE SOUTH 25 ACRES OF THE EAST 1/2 OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 28, TOWNSHIP 37 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN WHICH LIES SOUTH OF THE CENTER LINE OF ARCHER ROAD, IN COOK COUNTY, ILLINOIS.

40.22'(m)

