

THIS INDENTURE WITNESSETH that the Grantors, AUGUST G. SCHWERMAN and PAULINE F. SCHWERMAN, husband and wife, of the Town of Fremont in the County of Lake and State of Illinois, for the consideration of Ten Dollars (\$10.00), convey and quit claim to SYLVAN LAKE IMPROVEMENT ASSOCIATION, a corporation, organized and existing under the laws of the State of Illinois, having its principal office in the County of Lake and State of Illinois, all interest in the following described real estate, to-wit:

All playgrounds, parks, terraces, streets and drives designated as such on the recorded plat of A. G. Schwerman's First Sylvan Lake Subdivision, according to the plat thereof recorded January 22, 1925, as Document No. 251651 in Book "N" of Plats on page 70; also all streets and drives designated as such on the recorded plat of A. G. Schwerman's Second Sylvan Lake Subdivision, according to the plat recorded August 4, 1927, as Document No. 303295 in Book "R" of plats on page 94; also all play grounds, parks, terraces, streets and drives designated as such on the recorded plat of A. G. Schwerman's Third Sylvan Lake Subdivision, according to the plat thereof, recorded January 11, 1928, as Document No. 311401 in Book "S" of Plats on page 46; and also Sylvan Lake, and the dam at the outlet of said lake, as shown in the aforesaid recorded plats of said subdivisions, and it is hereby stipulated and agreed that the grantee herein will regulate said dam so as to maintain the level of Sylvan Lake as shown in the aforesaid plats, so far as that is practical; all situated in the County of Lake and the State of Illinois, hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois.

The right and easements are hereby reserved to the present and future owners of lots in the three above described subdivisions, to the present and future owners of such other property as may be entitled to such right and easements under previous grants given by the grantors herein, and to the present and future owners of such property in the South East Quarter (SE $\frac{1}{4}$) of Section 34, Township 44 North, Range 10, East of the 3rd P. M., and in the North East Quarter (NE $\frac{1}{4}$) of Section 3, Township 43 North, Range 10, East of the 3rd P. M., as is now owned by the Grantors hereof, to use the playgrounds, parks, terraces, streets and drives shown in the plats of said subdivisions, and also Sylvan Lake, and all deeds hereafter executed by the Grantors for the conveyance of any of the aforesaid lots now owned by them or of any of the other aforesaid property now owned by them shall grant the same easements and be subject to the same race restrictions as contained in the deeds heretofore executed by the grantors for the conveyance of lots in said subdivisions.

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The Grantors reserve for themselves, their heirs, executors, administrators and assigns, the right to erect and maintain private piers running into Sylvan Lake from lots 220 and 221.

The Grantors also reserve the right to remove, at any time, dead or live trees and plant any they may see fit in any of said streets, parks or playgrounds. The Grantors reserve the right to maintain and repair the water mains now in the streets and drives as shown on plats.

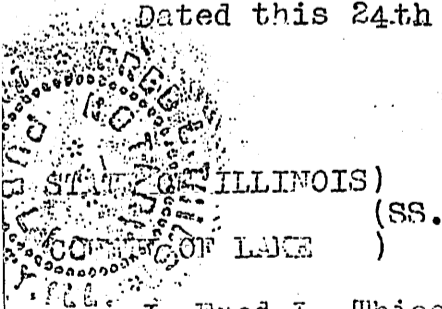
It is hereby expressly stipulated and agreed (and the acceptance by the Grantee of this deed shall be construed as a concurrence therein) that the Grantors and the Grantee herein shall add no more lots or property to the Sylvan Lake area other than the lots contained in said three subdivisions and the aforesaid other property for which the aforesaid right and easements have been reserved herein, meaning and intending to restrict the use of said lake, playgrounds, parks, terraces, streets and drives, to the owners of said lots and the aforesaid other property and their invitees.

It is expressly understood that this conveyance is not intended, and shall not be construed as conveying any right, title or interest in or to any of the numbered or lettered lots shown in the plats of the aforesaid subdivisions, and that this conveyance shall in no way affect or impair the title to any of said lots.

It is further expressly understood and agreed that the Grantee by the acceptance of this deed hereby agrees to maintain the aforesaid dam in good condition.

Dated this 24th day of August, A. D. 1942.

August G. Schwerman (SEAL)
Pauline F. Schwerman (SEAL)



T. Fred L. Thies, a Notary Public, in and for, and residing in said County, in the State aforesaid, do hereby certify that August G. Schwerman and Pauline F. Schwerman, his wife, 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 notarial seal, this 24th day of August, A. D. 1942.

Fred L. Thies Notary Public

QUIT CLAIM DEED

AUGUST G. SCHWERMAN and wife

to

SYLVAN LAKE IMPROVEMENT

ASSOCIATION

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State of Illinois } ss. No. 517602
Lake County }
Filed for record AUG 25 A. D.
1942 at 12:10 o'clock P. M. and
duly recorded in Book 492
of Deed Page 351

Howard E. Pratt
Recorder

LAW OFFICES
PEDEN & OVERHOLSER
PUBLIC SERVICE BUILDING

LIBERTYVILLE - - - ILLINOIS