

UNOFFICIAL COPY STATE OF ILLINOIS UNIFORM COMMERCIAL CODE—FINANCING STATEMENT—FORM UCC-2

INSTRUCTIONS:

- 1. PLEASE TYPE this form. Fold only along perforation for mailing.
2. Remove Secured Party and Debtor copies and send other 3 copies with interleaved carbon paper to the filing officer. Enclose filing fee.
3. If the space provided for any item(s) on the form is inadequate the item(s) should be continued on additional sheets. Preferably 5" x 8" or 8" x 10". Only one copy of such additional sheets need be presented to the filing officer with a set of three copies of the financing statement. Long schedules of collateral, indentures, etc., may be on any size paper that is convenient for the Secured Party.

This STATEMENT is presented to a filing officer for filing pursuant to the Uniform Commercial Code.

Table with 2 columns: Debtor(s) (Last Name First) and address(es) and Secured Party(ies) and address(es). Includes Archibald Candy Corporation and The CIT Group/Business Credit, Inc., as agent.

For Filing Officer (Date, Time, Number, and Filing Office)

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3256/0096 35 001 Page 1 of 15

2001-06-29 16:34:41

ASSIGNEE OF SECURED PARTY 47.50



- 1. This financing statement covers the following types (or items) of property: See Exhibit A attached hereto and made a part hereof.
2. (If collateral is crops) The above described crops are growing or are to be grown on: (Describe Real Estate)
3. (If applicable) [The above goods are to become fixtures on...] [The above timber is stand on...] [The above minerals or the like (including oil and gas) or accounts will be financed at the wellhead or minehead of the well or mine located on...] (Strike what is inapplicable) - (Describe Real Estate) See Exhibit B attached hereto and made a part hereof.

and this financing statement is to be filed in the real estate records. (If the debtor does not have an interest of record) The name of a record owner is

- 4. [X] Products of Collateral are also covered.

15 Additional sheets presented.
X Filled with Recorder's Office of Cook County, Illinois.

Archibald Candy Corporation
By: [Signature] (Signature of Debtor) (Secured Party)\*

\* Signature of Debtor Required in Most Cases:
Signature of Secured Party in Cases Covered by UCC §9-402 (2).

(1) FILING OFFICER - ALPHABETICAL
STANDARD FORM - UNIFORM COMMERCIAL CODE - FORM UCC-2 - REV. 4-73

This form of financing statement is approved by the Secretary of State

**ATTACHMENT TO UCC FINANCING STATEMENT**

**Exhibit A**

**Debtor:** Archibald Candy Corporation  
1137 West Jackson Boulevard  
Chicago, Illinois 60607

**Secured Party:** CIT Group/Business Credit, Inc.  
10 South LaSalle Street  
Chicago, Illinois 60603

This UCC-2 Financing Statement describes collateral in which Debtor has granted a security interest to Secured Party pursuant to that certain Mortgage, Security Agreement, Financing Statement and Assignment of Leases and Rents (The "Mortgage"), dated as of June \_\_, 2001.

**The Collateral**

This Financing Statement covers the following collateral of Debtor:

- (a) All right, title and interest which Mortgagor may now have or hereafter acquire in and to all improvements, buildings and structures of whatsoever kind or nature located on the Land.
- (b) All right, title and interest, if any, including any after-acquired right, title and interest and including any right of use or occupancy, which Mortgagor may now or hereafter acquire in and to all fixtures and appurtenances of every nature whatsoever now or hereafter located in, on or attached to, and used or intended to be used in connection with, or with the use, operation or occupation of the Real Estate (as hereinafter defined), including, but not limited to (a) all apparatus, machinery and equipment of Mortgagor, and (b) all extensions, additions, improvements, betterments, renewals, substitutions and replacements to or of any of the foregoing.
- (c) All right, title and interest, if any, including any after-acquired right, title and interest, and including any right of use or occupancy, which Mortgagor may now have or hereafter acquire in and to (a) all easements, rights of way, gores of land or any lands occupied by streets, ways, alleys, passages, sewer rights, water courses, water rights and powers, and public places adjoining said Land, and any other interests in property constituting appurtenances to the Real Estate, or which hereafter shall in any way belong, relate or be appurtenant thereto, and (b) all hereditaments, gas, oil, minerals (with the right to extract, sever and remove such gas, oil and minerals), and easements, of every nature whatsoever, located in or on the Real Estate and all other rights and privileges thereunto belonging or appertaining and all extensions, additions, improvements, betterments, renewals, substitutions and replacements to or of any of the rights and interests described.

(d) All personal property and interests in personal property of every nature whatsoever whether now owned or hereafter acquired by Mortgagor and pertaining to, or arising from, the Real Estate, including but not limited to (a) tax refunds, chattel paper, instruments, notes, letters of credit, documents, documents of title; (b) Inventory; (c) Equipment (as defined in the Uniform Commercial Code (the "Code")); (d) all of Mortgagor's now owned or hereafter acquired monies, and any and all other property and interests in property of Mortgagor now or hereafter coming into the actual possession, custody or control of Mortgagor or any agent or affiliate of Mortgagor in any way or for any purpose (whether for safekeeping, deposit, custody, pledge, transmission, collection or otherwise); (e) all insurance proceeds of or relating to any of the foregoing; (f) all insurance proceeds relating to any key man life insurance policy covering the life of any partner, officer or director of Mortgagor; (g) all of Mortgagor's books and records relating to any of the foregoing; and (h) all accessions and additions to, substitutions for, and replacements, products and proceeds of any of the foregoing (the items described in the foregoing clauses (a) through (h) and any other personal property referred to in this paragraph is hereinafter collectively referred to as the "Personal Property").

(e) All the estate, right, title and interest of the Mortgagor in and to (i) all judgments, insurance proceeds, awards of damages and settlements resulting from condemnation proceedings or the taking of the Real Estate, or any part thereof, under the power of eminent domain or for any damage (whether caused by such taking or otherwise) to the Real Estate, or any part thereof, or to any rights appurtenant thereto, and all proceeds of any sales or other dispositions of the Real Estate or any part thereof; and (except as otherwise provided herein or in the Financing Agreement) the Mortgagee is hereby authorized to collect and receive said awards and proceeds and to give proper receipts and acquittances therefor, and to apply the same as provided in the Financing Agreement; (ii) all accounts, contract rights, general intangibles, actions and rights in action relating to the Real Estate or the Personal Property, including, without limitation, all rights to insurance proceeds and unearned premiums arising from or relating to damage to the Real Estate or the Personal Property; and (iii) all proceeds, products, replacements, additions, substitutions, renewals and accessions of and to the Real Estate and the Personal Property.

(f) All the rents, issues and profits of the Real Estate, and all rents, issues, profits, revenues, royalties, bonuses, rights and benefits due, payable or accruing (including all deposits of money as advance rent, for security or as earnest money or as down payment for the purchase of all or any part of the Real Estate) under any and all present and future leases, contracts or other agreements relative to the ownership or occupancy of all or any portion of the Real Estate, and all revenues and royalties under any oil, gas and mineral leases relating to the Real Estate.

**EXHIBIT B**

**Store No. 103**

**Address: 1101 W. Jackson, Chicago, Illinois**

LOTS 1 TO 6 INCLUSIVE IN THE SUBDIVISION OF THE EAST 1/2 OF BLOCK 24 IN CANAL TRUSTEES SUBDIVISION OF THE WEST 1/2 AND THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN.

**Property address: 1101 W. Jackson, Chicago, Illinois**

**PIN: 17-17-223-018  
17-17-223-019  
17-17-223-020**

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## EXHIBIT B

Store No. 190  
5543 S. Harlem, Chicago, Illinois

LOTS 21, 22, 23, 24 AND THE SOUTH 15 FEET OF LOT 20 (EXCEPT THAT PART TAKEN FOR THE WIDENING OF HARLEM AVENUE) IN BLOCK 106 IN FREDERICK H. BARTLETT'S 6<sup>TH</sup> ADDITION TO BARTLETT'S HIGHLANDS, A SUBDIVISION IN THE NORTHWEST 1/4 OF SECTION 18, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property address: 5543 S. Harlem, Chicago, Illinois

PIN: 19-18-(0)-042

Property of Cook County Clerk's Office

## EXHIBIT B

Store No. 201  
6351 W. 95<sup>th</sup> Street, Oak Lawn, Illinois

LOTS 4, 5, 6, 7, 8, 9, AND 10 IN BLOCK 4 IN H. O. STONE AND COMPANY'S 95<sup>TH</sup> STREET COLUMBUS MANOR, A SUBDIVISION OF THE NORTH 1/2 OF THE NORTH WEST 1/4 OF THE NORTHWEST 1/4 AND THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 37 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPTING FROM LOT 10 IN BLOCK 4 OF H. O. STONE AND COMPANY'S 95<sup>TH</sup> STREET COLUMBUS MANOR SUBDIVISION THE FOLLOWING TRACT OF LAND: BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 10, THENCE EAST ALONG THE NORTH LINE OF SAID LOT A DISTANCE OF 26.04 FEET TO THE NORTH EAST CORNER THEREOF, THENCE SOUTHWESTERLY ALONG A STRAIGHT LINE A DISTANCE OF 36.47 FEET TO A POINT ON THE WEST LINE OF SAID LOT, A DISTANCE OF 26.04 FEET SOUTH OF SAID NORTHWEST CORNER; THENCE NORTH ALONG THE WEST LINE OF LOT 10 A DISTANCE OF 26.04 FEET TO THE POINT OF BEGINNING) IN COOK COUNTY, ILLINOIS.

Property address: 6351 W. 95<sup>th</sup> Street, Oak Lawn, Illinois

PIN: 24-08-100-001  
24-08-100-002  
24-08-100-003  
24-08-100-004  
24-08-100-005  
24-08-100-006  
24-08-100-007

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EXHIBIT B

10577168

Store No. 203  
10700 S. Cicero, Oak Lawn, Illinois

LOTS 1, 2, 3 AND 4 IN BLOCK 1 IN PALOS GATEWAY, BEING A SUBDIVISION OF  
LOTS 9 AND 16 IN THE SCHOOL TRUSTEE'S SUBDIVISION OF SECTION 16,  
TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN  
COOK COUNTY, ILLINOIS.

Property address: 10700 S. Cicero, Oak Lawn, Illinois

PIN: 24-16-403-020  
24-16-403-021  
24-16-403-022  
24-16-403-023

Property of Cook County Clerk's Office

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## EXHIBIT B

10577168

Store No. 208  
14701 S. Cicero, Midlothian, Illinois

{Legal Description}

Property address: 14701 S. Cicero, Midlothian, Illinois

PIN: 25-10-300-015  
25-10-300-017  
25-10-300-162

Property of Cook County Clerk's Office



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EXHIBIT B

10577168

Store No. 211  
1001 E. 162<sup>nd</sup> Street, South Holland, Illinois

THE WEST 125 FEET (EXCEPT THE SOUTH 15 FEET THEREOF) AS MEASURED ON THE SOUTH LINE OF OUT LOT "D" BEING A PART OF CHAPMAN'S TULIP TERRACE, BEING A SUBDIVISION IN THE NORTHWEST 1/4 OF SECTION 23, TOWNSHIP 36 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED APRIL 3, 1957 AS DOCUMENT 16866519, IN COOK COUNTY, ILLINOIS

Property address: 1001 E. 162<sup>nd</sup> Street, South Holland, Illinois

PIN: 29-23-100-001

Property of Cook County Clerk's Office

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**EXHIBIT B**

**10577168**

**Store No. 213  
17245 W. Torrence, Lansing, Illinois**

LOTS 14 TO 18, BOTH INCLUSIVE, IN BLOCK 3 IN TORRENCE BERNICE ADDITION, (EXCEPTING THEREFROM THAT PART TAKEN BY THE DEPARTMENT OF TRANSPORTATION IN CASE NUMBER 93L50412), BEING A SUBDIVISION OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 (EXCEPT THE EAST 16 RODS THEREOF, AND EXCEPT THE SOUTH 264 FEET OF THE WEST 165 FEET OF THE EAST 429 FEET OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 AFORESAID, ALSO EXCEPTING ALL THAT PART, IF ANY, FALLING WITHIN THE SOUTH 16 RODS OF THE WEST 10 RODS OF THE EAST 26 RODS F THE NORTH 80 RODS) IN SECTION 30, TOWNSHIP 36 NORTH, RANGE 15 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**Property address: 17245 W. Torrence, Lansing, Illinois**

**PIN: 30-30-108-015  
30-30-108-016  
30-30-108-017  
30-30-108-018  
30-30-108-019**

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**EXHIBIT B**

**10577168**

**Store No. 216  
18101 S. Halsted, Homewood, Illinois**

A TRACT OF LAND COMPRISING PART OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 33, TOWNSHIP 36 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, SAID TRACT OF LAND BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT 1753.50 FEET NORTH OF THE SOUTH LINE AND 82.25 FEET EAST OF THE WEST LINE OF SAID SECTION 33 (AS MEASURED ALONG A LINE PARALLEL WITH THE WEST LINE AND SOUTH LINE OF SAID SECTION) SAID POINT BEING ON THE EAST LINE OF THE HALSTED STREET AS ESTABLISHED BY PLAT OF HAZELWOOD CEMETERY, RECORDED JUNE 17, 1926 AS DOCUMENT 9311633; AND RUNNING THENCE EASTERLY PERPENDICULAR TO SAID EAST LINE OF HALSTED STREET, A DISTANCE OF 150 FEET; THENCE NORTH PARALLEL WITH SAID EAST LINE OF HALSTED STREET A DISTANCE OF 281.34 FEET TO AN INTERSECTION WITH THE SOUTHERLY LINE OF HOMEWOOD-THORNTON ROAD, SAID SOUTHERLY LINE BEING 33 FEET SOUTHERLY OF THE CENTER LINE OF SAID ROAD; THENCE SOUTHWESTERLY ALONG SAID SOUTHERLY LINE OF HOMEWOOD-THORNTON ROAD A DISTANCE OF 166.58 FEET TO SAID EAST LINE OF HALSTED STREET AS ESTABLISHED BY PLAT OF HAZELWOOD CEMETERY; THENCE SOUTHERLY ALONG SAID EAST LINE A DISTANCE OF 208.88 FEET, TO THE POINT OF BEGINNING ALL IN COOK COUNTY, ILLINOIS EXCEPTING THAT PORTION TAKEN BY CONDEMNATION IN CASE 86 L 51201.

**Property address: 18101 S. Halsted, Homewood, Illinois**

**PIN: 29-33-301-014**

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**EXHIBIT B**

**10577168**

**Store No. 239  
3536 W. Dempster, Skokie, Illinois**

LOTS 297, 298 AND 299 IN SWENSON BROTHERS 3<sup>RD</sup> ADDITION TO COLLEGE HILL  
ADDITION TO EVANSTON, BEING A SUBDIVISION IN THE SOUTHEAST 1/4 OF  
SECTION 14, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL  
MERIDIAN IN COOK COUNTY ILLINOIS.

**Property address: 3536 W. Dempster, Skokie, Illinois**

**PIN: 10-14-421-040**

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10577168

## EXHIBIT B

Store No. 240  
10086 Skokie Boulevard, Skokie, Illinois

PARCEL 1:  
LOTS 2 TO 5 INCLUSIVE AND EAST 12.49 OF LOT 6 IN NORTH EVANSTON  
HARRISON BOULEVARD SUBDIVISION OF THE EAST 13.37 ACRES (EX THE SOUTH  
528 FEET OF THE EAST 165 FEET) OF THE NORTHEAST FRACTIONAL QUARTER OF  
SECTION 9 TOWNSHIP 41 RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN  
COOK COUNTY, ILLINOIS.

PARCEL 2:  
THAT PART OF VACATED ALLEY NORTH OF LOT 3 AND SOUTH OF LOTS 4, 5, 6  
LYING BETWEEN THE WEST LINE OF CICERO AVENUE AND WEST LINE OF LOTS 1,  
2, 3 EXTENDED NORTH EVANSTON HARRISON BOULEVARD ADDITION  
AFORESAID ALL IN COOK COUNTY, ILLINOIS.

Property address: 10086 Skokie Boulevard, Skokie, Illinois

PIN: 10-09-204-006  
10-09-204-007  
10-09-204-027  
10-09-204-028

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**EXHIBIT B**

**10577168**

**Store No. 248**

**7001 N. Lincoln, Lincolnwood, Illinois**

LOT 2 IN BRADY'S SUBDIVISION OF THAT PART OF THE SOUTH 10 ACRES LYING EAST OF LINCOLN AVENUE OF THE WEST 30 ACRES OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 34, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**Property address: 7001 N. Lincoln, Lincolnwood, Illinois**

**PIN: 10-34-230-008**

Property of Cook County Clerk's Office

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## EXHIBIT B

10577168

Store No. 277  
201 S. Main Street, Mt. Prospect, Illinois

LOT "A" IN MANOS' CONSOLIDATED OF LOTS 2 AND 3 IN BLOCK 1 IN MEIER'S ADDITION TO MOUNT PROSPECT IN THE NORTHWEST QUARTER OF SECTION 12, TOWNSHIP 41 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS EXCEPT THAT PART DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID LOT "A"; THENCE ON AN ASSUMED BEARING OF SOUTH 59 DEGREES 20 MINUTES 47 SECONDS EAST ALONG THE NORTHEASTERLY LINE OF SAID LOT "A", A DISTANCE OF 7.811 METERS (25.96 FEET); THENCE SOUTH 54 DEGREES 43 MINUTES 31 SECONDS WEST 8.218 METERS (26.96 FEET); THENCE SOUTH 08 DEGREES 39 MINUTES 30 SECONDS WEST 9.270 METERS (30.41 FEET); TO THE WEST LINE OF SAID LOT "A"; THENCE NORTH 0 DEGREES 48 MINUTES 14 SECONDS WEST, ALONG SAID WEST LINE, 13.76 METERS (45.00 FEET) TO A POINT OF CURVATURE ON SAID WEST LINE; THENCE NORTHEASERLY ALONG SAID WEST LINE OF LOT "A", BEING ALONG THE ARC OF A CURVE, BEING CONCAVE EASTERLY, HAVING A RADIUS OF 6.096 METERS (20.00 FEET), THROUGH A CENTRAL ANGLE OF 42 DEGREES 58 MINUTES 26 SECONDS FOR A DISTANCE OF 4.572 METERS (15.00 FEET) TO THE POINT OF BEGINNING.

Property address: 201 S. Main Street, Mt. Prospect, Illinois

PIN: 08-12-120-029