



Prepared by:

Frank E. Arado  
Mayer, Brown & Platt  
190 S. LaSalle Street  
Chicago, IL 60603

After Recording  
return to:

Holland & Knight  
55 W. Monroe St., Suite 800  
Chicago, IL 60603  
Attention: Robert M. Mintz

7897770288

SPECIAL WARRANTY DEED

THIS AGREEMENT, made as of this 28th day of June, 2001, between USX Corporation, a Delaware corporation, as successor-in-interest to Carnegie - Illinois Steel Corporation, a New Jersey corporation ("Grantor"), and Solo Cup Company, an Illinois corporation ("Grantee"). Witnesseth, that Grantor, for and in consideration of the sum of \$10.00 Dollars and other good and valuable consideration in hand paid by the Grantee, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of the Grantor, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the Grantee, and to its successors and assigns, FOREVER, all the following described real estate, situated in the County of Cook and State of Illinois known and described as follows:

See Exhibit A attached hereto

Together with all and singular the hereditaments and appurtenances hereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the Grantor, 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 Grantee, its successors and assigns forever.

And the Grantor, for itself, and its successors, does covenant, promise and agree, to and with the Grantee, its successors 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 encumbered or charged, except as herein recited; and that it WILL WARRANT AND DEFEND the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, subject to those matters set forth on Exhibit B.

12817607

City of Chicago  
Dept. of Revenue  
255793



Real Estate  
Transfer Stamp  
\$67,128.75

07/12/2001 14:59 Batch 06586 33

BOX 333-CTI

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11-11-11

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Permanent Real Estate Numbers: 21-32-213-003-0000;  
26-05-200-002-0000;  
26-05-500-004-0000

Address of real estate: Approximately 117.41 acres of vacant land located at SouthWorks,  
Chicago, Illinois


IN WITNESS WHEREOF, Grantor has caused its corporate seal to be affixed, and  
caused its name to be signed to these presents by its PRESIDENT USX REALTY, the day and year  
first above written. DEVELOPMENT

USX Corporation, a Delaware corporation

By: Pt Moller  
Name: Peter Moller  
Title: PRESIDENT USX REALTY DEVELOPMENT

STATE OF ILLINOIS

STATE TAX



JUL. 18.01

REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE


# 0000011749

REAL ESTATE TRANSFER TAX
0895050
FP 102808

COOK COUNTY

COUNTY TAX

REAL ESTATE TRANSACTION TAX



JUL. 18.01

REVENUE STAMP

# 0000011763

REAL ESTATE TRANSFER TAX
0447525
FP 102802

10642147

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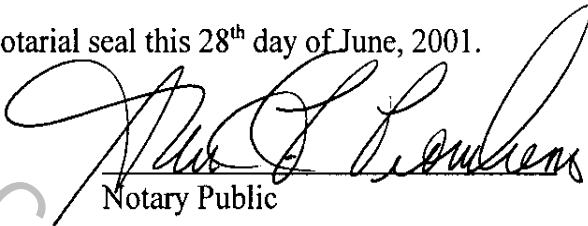
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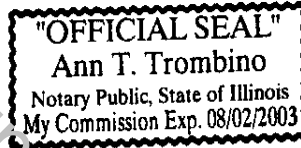
STATE OF ILLINOIS     )  
  )     SS  
COUNTY OF COOK     )

I, ANN T. TROMBINO, a notary public in and for said County, in the State aforesaid, do hereby certify that Peter Moller, personally known to be to be the President - USX Realty Development on behalf of USX Corporation, a corporation organized and existing under the laws of the State of Delaware, and personally known to be to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such he/she signed and delivered the said instrument pursuant to proper authority given by the Board of Directors of said corporation, as his/her free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 28<sup>th</sup> day of June, 2001.

  
Notary Public

[SEAL]



My commission expires:

8/2/03

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EXHIBIT A

THAT PART OF BLOCKS 2, 3, AND 4 IN ILLINOIS STEEL COMPANY'S SOUTH WORKS RE-SUBDIVISION, BEING LOTS, PIECES, AND PARCELS OF LAND IN SECTION 32, TOWNSHIP 38 NORTH, RANGE 15 EAST, AND IN SECTION 5 NORTH OF THE INDIAN BOUNDARY LINE, IN TOWNSHIP 37 NORTH, RANGE 15 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MARCH 27, 1914 AS DOCUMENT NUMBER 5384242, DESCRIBED AS FOLLOWS:  
COMMENCING AT THE INTERSECTION OF THE NORTH LINE OF EAST 89th STREET AND THE EAST LINE OF SOUTH AVENUE "O" (THE STRAND); THENCE NORTH 88 DEGREES 29 MINUTES 59 SECONDS EAST ALONG THE EASTERLY EXTENSION OF SAID NORTH LINE OF EAST 89th STREET 196.62 FEET TO A POINT ON THE ARC OF A CIRCLE, SAID POINT BEING THE POINT OF BEGINNING; THENCE NORTHERLY 531.46 FEET ALONG THE ARC OF A CIRCLE, CONCAVE EASTERLY, HAVING A RADIUS OF 486.00 FEET, AND WHOSE CHORD BEARS NORTH 16 DEGREES 10 MINUTES 09 SECONDS WEST 505.37 FEET TO A POINT OF TANGENCY; THENCE NORTH 15 DEGREES 09 MINUTES 30 SECONDS EAST 286.54 FEET; THENCE NORTH 00 DEGREES 31 MINUTES 14 SECONDS WEST 468.13 FEET TO A POINT ON A LINE LYING 100 FEET SOUTH OF AND PARALLEL WITH THE EASTERLY EXTENSION OF THE NORTH LINE OF EAST 87th STREET; THENCE NORTH 88 DEGREES 31 MINUTES 20 SECONDS EAST ALONG THE LAST DESCRIBED PARALLEL LINE 752.91 FEET; THENCE NORTH 82 DEGREES 36 MINUTES 47 SECONDS EAST 1570.37 FEET; THENCE SOUTH 15 DEGREES 07 MINUTES 23 SECONDS EAST 1491.78 TO A POINT ON THE NORTHERLY LINE OF BLOCK 4 IN SAID ILLINOIS STEEL COMPANY'S SOUTH WORKS RE-SUBDIVISION, ALSO BEING GOVERNMENT LOT NUMBER 1; THENCE SOUTH 59 DEGREES 50 MINUTES 12 SECONDS WEST ALONG THE LAST DESCRIBED LINE 309.94 FEET TO THE NORTHWESTERLY CORNER OF SAID BLOCK 4; THENCE SOUTH 30 DEGREES 09 MINUTES 47 SECONDS EAST ALONG THE WESTERLY LINE OF SAID BLOCK 4 A DISTANCE OF 150.00 FEET TO THE SOUTHWESTERLY CORNER OF SAID BLOCK 4; THENCE SOUTH 59 DEGREES 50 MINUTES 14 SECONDS WEST ALONG THE SOUTHERLY LINE OF SAID BLOCK 3 A DISTANCE OF 2043.22 FEET; THENCE NORTH 59 DEGREES 57 MINUTES 40 SECONDS WEST ALONG 50.56 FEET; THENCE NORTH 19 DEGREES 54 MINUTES 44 SECONDS WEST 1222.80 FEET; THENCE NORTH 63 DEGREES 25 MINUTES 09 SECONDS WEST 110.51 FEET TO A POINT OF CURVATURE; THENCE NORTHWESTERLY 135.06 FEET ALONG THE ARC OF A CIRCLE, CONCAVE EASTERLY, HAVING A RADIUS OF 486.00 FEET, AND WHOSE CHORD BEARS NORTH 55 DEGREES 27 MINUTES 28 SECONDS WEST 134.62 FEET TO THE POINT OF BEGINNING, IN THE CITY OF CHICAGO, COOK COUNTY, ILLINOIS.

2132 213003

2605200002

2605500004

Vacant ppty North of the  
Calumet River West of  
Lake Michigan

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## EXHIBIT B

### Permitted Exceptions

- (a) General real estate taxes not due and payable as of the date of the Closing;
- (b) Utility and other easements granted;
- (c) Those exceptions listed on Schedule B to Chicago Title Insurance Company commitment number 1401-007897777D2;
- (d) Roads and highways abutting the Land; and
- (e) Municipal and zoning ordinances.

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