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Cook County Recorder

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GRANT AND REAFFIRMATION OF
RECIPROCAL EASEMENT AGREEMENT



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THIS AGREEMENT, made and entered into this 26th day of November, 2001 by and between LaSalle Bank, National Association As Successor to Manufacturer's Affiliated Trust Company Trust #S-10741 dated February 28, 1989 (hereinafter referred to as "First Party") and Suburban Bank and Trust Company, As Successor to St. Paul Trust Company, as Trustee under Trust Agreement dated November 2, 1998 and known as Trust #74-2696 (hereinafter referred to as "Second Party").

WHEREAS, the beneficiaries of the First Party and the beneficiaries of the Second Party executed that certain "Agreement For Reciprocal Easement" dated July 9, 1992 which document was recorded October 1, 2001 as document #0010912034 (hereinafter referred to as the "Original Agreement"); and

WHEREAS, all parties wish to clarify, finalize and complete their prior understanding and agreement.

NOW THEREFORE, in consideration of Ten and no/100 (\$10.00) Dollars and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the parties hereto agree as follows:

- (1) First Party hereby grants and conveys to Second Party those certain easements described as Easements 1, 2, and 4 in the original agreement.
- (2) Second Party hereby grants and conveys to First Party that certain easement described as Easement 3 in the original agreement.
- (3) First Party hereby grants and conveys to Second Party the 10 foot wide easement as

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delineated on Exhibit E and referenced in paragraph 8 of the Original Agreement as "reserved for existing and proposed sewer and water mains".

- (4) The parties acknowledge that all construction requirements as set forth in the Original Agreement have been completed on a timely basis.
- (5) The parties acknowledge that the moneys due from the First Party to the Second Party have been paid on a timely basis.
- (6) This document is intended by the parties to be the grant of Easement referred to in Paragraph 11 of the Original Agreement.
- (7) The easements hereby granted, the restrictions hereby imposed, and the agreements herein contained shall be easements, restrictions, and covenants running with the land and shall inure to the benefit of, and be binding upon, the parties hereto and their respective heirs, successors, assigns, and tenants, including, but without limitation, all subsequent owners of premises and all persons claiming under them. Whenever a transfer of ownership of any parcel takes place, the liability of the transferor for a breach of any covenant which breach occurs after the transfer shall automatically terminate.
- (8) The parties hereto incorporate by reference all purposes, terms, conditions, limitations and restrictions as contained in the Original Agreement.
- (9) All Easements created herein are non-exclusive. The grantors herein specifically reserve the non-exclusive concurrent use of any easement granted herein.
- (10) All easements created and/or reserved herein shall be perpetual.
- (11) The legal descriptions and real estate tax permanent index numbers of the various

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EXHIBIT A

PARCEL I:

THAT PART OF THE SOUTHWEST 1/4 OF SECTION 19, TOWNSHIP 36 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SIECLAR SUBDIVISION, BEING A SUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF SAID SOUTHWEST 1/4 OF SECTION 19; THENCE NORTH 89 DEGREES, 42 MINUTES, 59 SECONDS WEST ALONG THE NORTH LINE OF SAID SIECLAR SUBDIVISION, 1029.52 FEET TO THE EAST LINE OF HARLEM AVENUE AS DEDICATED; THENCE NORTH 0 DEGREES, 1 MINUTE, 30 SECONDS EAST ALONG SAID EAST LINE, 1825.41 FEET TO THE SOUTH LINE OF 163RD STREET AS DEDICATED, THENCE SOUTH 89 DEGREES 43 MINUTES 00 SECONDS EAST ALONG SAID (SOUTH) LINE 220 FEET TO THE POINT OF BEGINNING, THENCE CONTINUING ALONG SAID SOUTH LINE 41.51 FEET TO A POINT OF CURVATURE ON SAID SOUTH LINE, THENCE EASTERLY ALONG SAID SOUTH LINE BEING A CURVE TO THE LEFT HAVING A RADIUS OF 435 FEET, AN ARC DISTANCE OF 129.37 FEET TO THE WEST LINE OF BREMENTOWNE ROAD SOUTH AS DEDICATED; THENCE SOUTH 21 DEGREES, 6 MINUTES, 27 SECONDS EAST ALONG SAID WEST LINE, 144.53 FEET TO A POINT OF CURVATURE ON SAID WEST LINE; THENCE SOUTHERLY ALONG SAID WEST LINE BEING A CURVE TO THE RIGHT HAVING A RADIUS OF 435.04 FEET, AN ARC DISTANCE OF 86.69 FEET TO A POINT OF TANGENCY ON SAID WEST LINE; THENCE SOUTH 0 DEGREES, 1 MINUTE, 30 SECONDS WEST ALONG SAID WEST LINE, 97.80 FEET; THENCE NORTH 89 DEGREES, 58 MINUTES, 30 SECONDS WEST 236.97 FEET, THENCE NORTH 0 DEGREES, 1 MINUTE 30 SECONDS EAST 299.01 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

PIN: 28-19-300-074-0000

PARCEL II:

THAT PART OF THE SOUTHWEST 1/4 OF SECTION 19, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SIECLAR SUBDIVISION, BEING A SUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF SAID SOUTHWEST 1/4 OF SECTION 19; THENCE NORTH 89 DEGREES 42 MINUTES 59 SECONDS WEST ALONG THE NORTH LINE OF SAID SIECLAR SUBDIVISION, 1029.52 FEET TO THE EAST LINE OF HARLEM AVENUE AS DEDICATED; THENCE NORTH 00 DEGREES 01 MINUTES 30 SECONDS EAST ALONG SAID EAST LINE, 1202.87 FEET; THENCE SOUTH 89 DEGREES 58 MINUTES 30 SECONDS EAST ALONG THE NORTH LINE OF STEEPLE RUN UNIT 2, A SUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF SAID SECTION 19, 265.97 FEET, TO THE POINT OF BEGINNING; THENCE NORTH 00 DEGREES 01 MINUTES 30 SECONDS EAST ALONG A LINE WHICH IS PARALLEL WITH THE WEST LINE OF BREMENTOWNE ROAD SOUTH AS DEDICATED, 212.04 FEET; THENCE NORTH 89 DEGREES 58 MINUTES 30 SECONDS WEST 15.97 FEET; THENCE NORTH 00 DEGREES 01 MINUTES 30 SECONDS EAST ALONG A LINE WHICH IS PARALLEL WITH SAID WEST LINE OF BREMENTOWNE ROAD SOUTH, 110.50 FEET; THENCE SOUTH 89 DEGREES 58 MINUTES 30 SECONDS EAST 206.97 FEET, TO THE WEST LINE OF SAID BREMENTOWNE ROAD SOUTH; THENCE SOUTH 00 DEGREES 01 MINUTES 30 SECONDS WEST ALONG SAID WEST LINE 322.54 FEET, TO THE NORTH LINE OF SAID STEEPLE RUN UNIT 2; THENCE NORTH 89 DEGREES 58 MINUTES 30 SECONDS WEST ALONG SAID NORTH LINE, 191.00 FEET, TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

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PARCEL III:

THAT PART OF THE SOUTHWEST 1/4 OF SECTION 19, TOWNSHIP 36 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SIECLAR SUBDIVISION, BEING A SUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF SAID SOUTHWEST 1/4 OF SECTION 19, THENCE NORTH 89 DEGREES 42 MINUTES 59 SECONDS WEST ALONG THE NORTH LINE OF SAID SIECLAR SUBDIVISION, 1029.52 FEET TO THE EAST LINE OF HARLEM AVENUE AS DEDICATED; THENCE NORTH 0 DEGREES 01 MINUTES 30 SECONDS EAST ALONG SAID EAST LINE, 1202.87 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING NORTH 00 DEGREES 01 MINUTES 30 SECONDS EAST ALONG THE LAST DESCRIBED LINE 237.54 FEET; THENCE SOUTH 89 DEGREES 58 MINUTES 30 SECONDS EAST 250.00 FEET; THENCE SOUTH 00 DEGREES 01 MINUTES 30 SECONDS WEST ALONG A LINE WHICH IS PARALLEL WITH SAID EAST LINE OF HARLEM AVENUE, 25.50 FEET; THENCE SOUTH 89 DEGREES 58 MINUTES 30 SECONDS EAST 15.97 FEET; THENCE SOUTH 00 DEGREES 01 MINUTES 30 SECONDS WEST ALONG A LINE WHICH IS PARALLEL WITH SAID EAST LINE OF HARLEM AVENUE, 212.04 FEET, TO THE NORTH LINE OF STEEPLE RUN UNIT #2, A SUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF SAID SECTION 19; THENCE NORTH 89 DEGREES 58 MINUTES 30 SECONDS WEST ALONG SAID NORTH LINE, 265.97 FEET, TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PIN: 28-19-300-089-0000

PARCEL IV:

That part of the Southwest Quarter of Section 19, Township 36 North, Range 13 East of the Third Principal Meridian, described as follows: Commencing at the Northeast corner of Sieclar Subdivision, being a subdivision of part of the Southwest Quarter of said Southwest Quarter of Section 19; thence North 89°-42'-59" West along the North line of said Sieclar Subdivision, 1029.52 feet to the East line of Harlem Avenue as dedicated; thence North 00°-01'-30" East along said East line, 1202.87 feet to the Point of Beginning; thence continuing North 00°-01'-30" East along the last described line 300 feet; to the South line of 163rd Street as dedicated, thence South 89°-43'-00" East along said South line 220 feet, thence South 00°-01'-30" West 299.01 feet, thence North 89°-58'-30" West 220 feet to the Point of Beginning. All in Cook County, Illinois.

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PARCEL V:

The North 85.00 feet of the West 250.00 feet of that part of the Southwest Quarter of Section 19, Township 36 North, Range 13 East of the Third Principal Meridian, described as follows: Commencing at the Northeast corner of Sieclar Subdivision, being a subdivision of part of the Southwest Quarter of said Southwest Quarter of Section 19; thence north $89^{\circ}-42'-59''$ West along the North line of said Sieclar Subdivision 1029.52 feet to the East line of Harlem Avenue as dedicated; thence North $00^{\circ}-01'-30''$ East along said East line, 1202.87 feet to the Point of Beginning; thence continuing North $00^{\circ}-01'-30''$ East along the last described line 322.54 feet; thence South $89^{\circ}58'-30''$ East 456.97 feet to the West line of Brentowne Road South as dedicated; then South $00^{\circ}-01'-30''$ West along said West line 322.54 feet, to the North line of Steeple Run Unit 2, a subdivision of part of the Southwest Quarter of said Section 19; thence North $89^{\circ}-58'-30''$ West 456.97 feet along said North line, to the Point of Beginning. All in Cook County, Illinois.

PIN: 28-19-300-089-0000

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