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2043/0011 45 001 Page 1 of 5  
2002-02-22 07:38:46  
Cook County Recorder 29.00

SPECIAL WARRANTY DEED

(Illinois)



(The Above Space for Recorder's Use Only)

THIS INDENTURE, made this 19th day of February, 2002 made by and between **Della Casa Corp.** a corporation created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, party of the first part, and **The Children's Memorial Hospital**, an Illinois not-for-profit corporation, 2300 Children's Plaza, Chicago, Illinois, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of Ten and no/100 (\$10.00) Dollars and other good and valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, 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, to wit:

SEE EXHIBIT A ATTACHED HERETO AND BY THIS REFERENCE  
MADE A PART HEREOF

Permanent Real Estate Index Number: See attached Exhibit A

Address of Real Estate: 2515 North Clark Street, Chicago, Illinois

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in any ways 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 party of the first part, 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 party of the second part, its successors and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, 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 incumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND; subject to:

SEE EXHIBIT B ATTACHED HERETO AND BY THIS REFERENCE  
MADE A PART HEREOF

BOX 333-CT

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PA 209 1-2002 4592

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In Witness Whereof, said Grantor has caused its name to be signed to these presents by  
its President this 19th day of February, 2002.

## CATHOLIC HEALTH PARTNERS SERVICES

By: Matthias D. Maguire  
Matthias D. Maguire

Its: President

Exempt under provisions of Paragraph B, Section 4, Real Estate Transfer Tax Act

Date: February 19, 2002 By: Matthias D. Maguire

Exempt under provisions of Paragraph B, Section 200.1-2B6 Chicago Transaction Tax Ordinance

Date: February 19, 2002 By: Stephanie B. Skullenbach

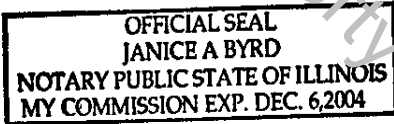
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STATE OF ILLINOIS )  
COUNTY OF Cook ) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **Matthias D. Maguire** is personally known to me to be the President of Della Casa Corp., an Illinois corporation, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such President, he signed and delivered the said instrument, pursuant to authority, given by the Board of Directors of said corporation as his 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 official seal this 14th day of February, 2002.



Janice A. Byrd  
Notary Public

Commission Expires: December 6, 2004

This Instrument Was Prepared By:

Katherine N. O'Connell, Esq.  
Gardner, Carton & Douglas  
321 North Clark Street  
Suite 3400  
Chicago, Illinois 60610

MAIL

TO: Stephanie Shellenback, Esq.  
Quarles + Brady  
{ 500 W. Madison #3700 }  
{ Chicago, IL 60661 }

SEND SUBSEQUENT TAX BILLS TO:

The Children's Memorial Hospital  
2300 Children's Plaza  
Chicago, IL 60614

Real Estate & Facilities Services Dept.  
Attn: Mr. Robert McKenna

OR RECORDER'S OFFICE BOX NO. 326

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## EXHIBIT A

### LEGAL DESCRIPTION

LOTS 6 TO 8, IN DEMING'S SUBDIVISION OF PART OF OUTLOT "B" IN WRIGHTWOOD, A SUBDIVISION OF THE SOUTHWEST ¼ OF SECTION 28, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED, SEPTEMBER 17, 1879, IN BOOK 14 OF PLATS, PAGE 79, AS DOCUMENT 237247, IN COOK COUNTY, ILLINOIS.

P.I.N.: 14-28-319-008-0000

ADDRESS: 2515 North Clark Street  
Chicago, IL 60614

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## EXHIBIT B

### PERMITTED EXCEPTIONS

1. Real estate taxes for the year 2001 and subsequent years not yet due and payable.
2. Existing unrecorded Leases and all rights thereunder of the lessees, as lessee only.

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