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2002-12-02 12:10:16
Cook County Recorder 49.00



**THIS DOCUMENT PREPARED
BY & WHEN RECORDED RETURN
TO:**

Kim Barker Lee, Esq.
Alzheimer & Gray
Suite 4000
10 S. Wacker Drive
Chicago, IL 60606

RELEASE

This **RELEASE** ("Release") is executed and delivered as of the 22nd day of November, 2002 by **BLOCK F FINANCING LLC**, a Delaware limited liability company ("Block F") and **CITY OF CHICAGO**, an Illinois municipal corporation (the "City") (Block F and the City being collectively referred to as the "Releasers") to LaSalle Bank National Association, as successor trustee to American National Bank and Trust Company of Chicago, not personally but as Trustee under Trust Agreement dated August 15, 1980, and known as Trust No. 50591, LaSalle Bank National Association, as successor trustee to American National Bank and Trust Company of Chicago, not personally but as Trustee under Trust Agreement dated March 27, 1987, and known as Trust No. 102101-02 and LaSalle Bank National Association, as successor trustee to American National Bank and Trust Company of Chicago, not personally but as Trustee under Trust Agreement dated November 8, 1989, and known as Trust No. 109665-05 (collectively, the "Title Holding Trusts") and FJV Venture, an Illinois joint venture ("FJV").

WHEREAS, JMB Realty Corporation ("JMB") is the holder of that certain Amended and Restated JMB Realty Corporation Promissory Note from FJV to JMB in the stated principal amount as of its stated maturity date of \$9,958,285 dated as of even date herewith (the "JMB Promissory Note");

WHEREAS, Metropolitan Structures ("Structures") is the holder of that certain Amended and Restated Metropolitan Structures Promissory Note from FJV to Structures in the stated principal amount as of its stated maturity date of \$9,958,285 dated as of even date herewith (the "Structures Promissory Note," and together with the JMB Promissory Note, the "Assigned Promissory Notes");

WHEREAS, pursuant to the Note Purchase Agreement by and among, Block F, Structures and JMB dated as of even date herewith (the "Note Purchase Agreement"), Block F has agreed to purchase the Assigned Promissory Notes;

BOX 333-CTI

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WHEREAS, the Assigned Promissory Notes shall be cancelled by Block F, and the Title Holding Trusts and FJV shall execute and deliver to Block F a replacement promissory note in the principal amount of \$19,916,570 (representing the sum of the stated principal amounts of the Assigned Promissory Notes as of their stated maturity date) (the "Replacement Note");

WHEREAS, the Replacement Note is secured by the Amended and Restated Replacement Mortgage and Security Agreement, by and among the Title Holding Trusts and FJV collectively, as mortgagors, and Block F, as mortgagee (the "Replacement Mortgage");

WHEREAS, pursuant to the Amendment to Redevelopment Agreement and Contract for Sale of Land, North Loop Block 37 dated August 28, 2002, amending that certain Redevelopment Agreement and Contract for Sale of Land - North Loop Block 37" dated as of October 22, 1987 and recorded with the Office of the Recorder of Deeds of Cook County, Illinois on December 29, 1989 as document #89621867, as amended by that certain amendatory letter of agreement dated December 28, 1989 (the "Amended Redevelopment Agreement"), the City has agreed to purchase the Property (as defined in the Amended Redevelopment Agreement and legally described in Exhibit A hereto) from FJV at a purchase price of \$32,500,000, \$12,583,430 of which is to be paid in immediately available funds and \$19,916,570 of which is to be paid by the City's assumption of the obligations of the Title Holding Trusts and FJV under the Replacement Note that is to be held by Block F and Replacement Mortgage pursuant to the Assumption Agreement dated as of even date herewith by and among the City, the Title Holding Trusts, FJV and Block F (the "Assumption Agreement") as of the date the City receives title to the Property, subject to the Replacement Mortgage; and

WHEREAS, it is a condition to the Assumption Agreement that the Releasors execute and deliver this Release;

NOW, THEREFORE, for good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the Releasors on behalf of themselves and their respective successors and assignors do hereby forever release, discharge and acquit the Title Holding Trusts, FJV and its co-venturers, partners or subpartners thereof, officers, directors, trustees, shareholders, agents and employees, and their successors, heirs and assigns, and each of them (the Title Holding Trusts, FJV and such other persons, released hereby are collectively referred to herein as the "Releasees"), of and from any and all claims, demands, obligations, liabilities, indebtedness, or other cause or causes of action, whether in contract, tort or otherwise (collectively "Claims"), of every type kind, nature, description or character, and irrespective of how, why, or by reason of what facts, whether heretofore, now existing or hereafter arising, or which could, might, or may be claimed to exist, of whatever kind or name, whether known or unknown, suspected or unsuspected, liquidated or unliquidated, each as though fully set forth herein at length, which in any way arise out of, are connected with or in any way relate to (i) the Replacement Note, (ii) Replacement Mortgage, (iii) the Loan Instruments (as defined in the Replacement Mortgage) or (iv) the Amended Redevelopment Agreement. Provided, however, with respect to the Amended Redevelopment Agreement, the release thereof, shall be effective upon the conveyance by Releasees of the Property (as defined) in the Mortgage to the City, it being further acknowledged and agreed that thereupon the Amended Redevelopment Agreement shall be deemed terminated and of no further force and effect.

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EACH RELEASOR HEREBY AGREES and acknowledges that factual matters now unknown to it may have given or may hereafter give rise to Claims that are presently unknown, unanticipated and unsuspected, and it further agrees that this Release has been negotiated and agreed upon in light of that realization and that it nevertheless hereby intends to release, discharge and acquit the Releasees from any such unknown Claims.

EACH RELEASOR HEREBY AGREES and represents that it has had advice of counsel of its own choosing in negotiations for and the preparation of the within Release, that it has read this Release, that it has had the within Release fully explained by such counsel, and that it is fully aware of its contents and legal effect.

IT IS HEREBY FURTHER UNDERSTOOD AND AGREED that the acceptance of delivery of this Release by FJV shall not be deemed or construed as an admission of liability.

This Release may be executed in counterparts which together will constitute one in the same document.

[SIGNATURE PAGES TO FOLLOW]

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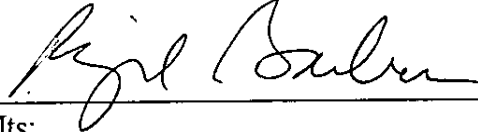
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IN WITNESS WHEREOF, the Releasors have executed this Release as of the day and year first above written.

BLOCK F FINANCING LLC,
a Delaware limited liability company

By: 
Its: _____

CITY OF CHICAGO,
an Illinois municipal corporation

By: _____
Alicia Mazur Berg
Commissioner of Planning and Development

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IN WITNESS WHEREOF, the Releasors have executed this Release as of the day and year first above written.

BLOCK F FINANCING LLC,
a Delaware limited liability company

By: _____
Its:

CITY OF CHICAGO,
an Illinois municipal corporation

By: *Alicia Mazur Berg*
Alicia Mazur Berg
Commissioner of Planning and Development

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STATE OF ILLINOIS)
) SS,
COUNTY OF COOK)

I, Jodi J. Cook, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that Rigel Barber, personally known to me to be the authorized signatory of Block F Financing LLC, 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 acknowledged that he signed and delivered the instrument as his free and voluntary act, and as the free and voluntary act of such limited liability company and as the authorized signatory of Block F Financing LLC for the uses and purposes therein set forth.

Given under my hand and official seal, this 22nd day of November, 2002.

OFFICIAL SEAL
JODI J COOK
NOTARY PUBLIC STATE OF ILLINOIS
MY COMMISSION EXPIRES 11/01/2005

Jodi J. Cook
Notary Public

My Commission Expires: Aug 1, 2005

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STATE OF ILLINOIS)
) SS,
COUNTY OF COOK)

I, David L. Wells, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that Alicia Mazur Berg, personally known to me to be the Commissioner of the Department of Planning and Development of the City of Chicago, 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 acknowledged that she signed and delivered the instrument as her free and voluntary act, and as the free and voluntary act of such the City of Chicago and as the Commissioner of the Department of Planning and Development of the City of Chicago for the uses and purposes therein set forth.

Given under my hand and official seal, this 21st day of November, 2002



David L. Wells
Notary Public

My Commission Expires: 8-23-2005

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EXHIBIT A

LEGAL DESCRIPTION OF THE PROPERTY (THE SITE) AND ALL APPURTENANT RIGHTS AND EASEMENTS

PARCEL 1:

ORIGINAL LOT 4, (EXCEPT THE SOUTH 80 FEET THEREOF) AND THE WEST 1/2 OF ORIGINAL LOT 3, (EXCEPT THE SOUTH 80 FEET THEREOF) IN BLOCK 37 IN THE ORIGINAL TOWN OF CHICAGO, IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EAST 40 FEET OF LOT 5 IN THE ASSESSOR'S DIVISION OF LOTS 1, 2, 7 AND 8 IN BLOCK 37 IN ORIGINAL TOWN OF CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2A:

THE PRIVATE ALLEY 10 FEET IN WIDTH LYING WEST OF AND ADJOINING THE 5 FOOT ALLEY SOUTH AND ADJOINING LOT 4 AND ALSO LYING WEST OF AND ADJOINING LOTS 4, 7, 8 AND 9 AND EAST OF AND ADJOINING LOT 5 IN THE ASSESSOR'S DIVISION OF LOTS 1, 2, 7 AND 8 IN BLOCK 37 IN ORIGINAL TOWN OF CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, SAID PRIVATE ALLEY BEING PARALLEL TO THE WEST LINE OF STATE STREET, 90 FEET WEST OF THE EASTERLY LINE OF LOT 1 AND RUNNING FROM RANDOLPH STREET, TO THE FIRST ALLEY SOUTH OF SAME WHICH RUNS PARALLEL THERETO, IN COOK COUNTY, ILLINOIS.

PARCEL 2B:

THAT PART OF LOT 1 IN BLOCK 37 IN ORIGINAL TOWN OF CHICAGO, DESCRIBED AS FOLLOWS:

COMMENCING ON THE SOUTH LINE OF RANDOLPH STREET AT A POINT 20 FEET EAST OF THE EAST LINE OF PRIVATE ALLEY ESTABLISHED BY JOSEPH MATTERSON AND OTHERS AND DESCRIBED IN AGREEMENT RECORDED OCTOBER 14, 1842, AS DOCUMENT NUMBER 10380, IN BOOK 8, PAGE 266 AND 267; THENCE EAST ON THE SOUTH LINE OF RANDOLPH STREET, 20 FEET; THENCE SOUTH PARALLEL WITH THE EAST LINE OF SAID PRIVATE ALLEY 81 FEET 9 INCHES; THENCE WEST PARALLEL WITH RANDOLPH STREET, 20 FEET; AND THENCE NORTH TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

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PARCEL 3:

LOTS 8 AND 9 IN THE ASSESSOR'S DIVISION OF LOTS 1, 2, 7 AND 8 IN BLOCK 37 IN THE ORIGINAL TOWN OF CHICAGO AND A STRIP OF LAND LYING BETWEEN THE EAST LINE OF LOTS 8 AND 9 OF ASSESSOR'S DIVISION AFORESAID AND THE WEST LINE OF STATE STREET, AS ESTABLISHED BY AN ACT OF THE LEGISLATURE OF THE STATE OF ILLINOIS APPROVED MARCH 3, 1845, IN COOK COUNTY, ILLINOIS.

PARCEL 3A:

THAT PART OF LOT 1 IN BLOCK 37 IN THE ORIGINAL TOWN OF CHICAGO BOUNDED AND DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTH LINE OF RANDOLPH STREET, AND THE NORTH LINE OF LOT 1 AFORESAID, AT A POINT 40 FEET EAST OF THE EAST LINE OF PRIVATE ALLEY LAID OUT THROUGH SAID LOT ACCORDING TO AGREEMENT BETWEEN WALTER S. GURNEE AND OTHERS RECORDED OCTOBER 14, 1842, IN BOOK 8 OF DEEDS, PAGES 266 AND 267; THENCE RUNNING EAST ON THE SOUTH SIDE OF RANDOLPH STREET AND THE NORTH LINE OF SAID LOT, 20 FEET; THENCE SOUTH ON A LINE PARALLEL WITH THE EAST LINE OF SAID PRIVATE ALLEY, 50 FEET; THENCE WEST ON A LINE PARALLEL WITH THE SOUTH SIDE OF RANDOLPH STREET AND THE NORTH LINE OF SAID LOT, 20 FEET; THENCE NORTH ON A LINE PARALLEL WITH THE EAST LINE OF SAID PRIVATE ALLEY, 50 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 3B:

LOT 4 IN ASSESSOR'S DIVISION OF LOTS 1, 2, 7 AND 8 IN BLOCK 37 IN ORIGINAL TOWN OF CHICAGO, IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, OTHERWISE DESCRIBED AS FOLLOWS:

THAT PART OF LOTS 1 AND 2 IN BLOCK 37 IN ORIGINAL TOWN OF CHICAGO DESCRIBED AS FOLLOWS:

COMMENCING ON THE SOUTH SIDE OF RANDOLPH STREET, ON THE NORTH LINE OF SAID LOT 2, AT A POINT WHERE THE EAST LINE OF PRIVATE ALLEY LAID OUT BY GURNEE AND OTHERS MEETS RANDOLPH STREET; THENCE EAST ON THE NORTH LINE OF SAID LOTS 1 AND 2, 20 FEET; THENCE SOUTH ON A LINE PARALLEL WITH THE EAST LINE OF SAID ALLEY 81 9/12 FEET; THENCE WEST ON A LINE PARALLEL WITH THE SOUTH LINE OF RANDOLPH STREET, 20 FEET TO THE EAST LINE OF SAID ALLEY; THENCE NORTH ON THE EAST LINE OF SAID ALLEY 81 9/12 FEET TO THE PLACE OF BEGINNING IN COOK COUNTY, ILLINOIS.

PARCEL 3C:

LOTS 1, 6 AND 7 IN THE ASSESSOR'S DIVISION OF LOTS 1, 2, 7 AND 8 IN BLOCK 37 IN THE ORIGINAL TOWN OF CHICAGO, TOGETHER WITH PRIVATE ALLEYS WEST OF AND ADJOINING LOT 6 AND NORTH OF AND ADJOINING LOT 7 AND A STRIP OF LAND LYING BETWEEN THE EAST LINE OF LOTS 1, 6 AND 7 OF ASSESSOR'S

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DIVISION AND THE WEST LINE OF STATE STREET AND DESCRIBED BY AN ACT OF THE LEGISLATURE OF THE STATE OF ILLINOIS APPROVED MARCH 3, 1845, IN COOK COUNTY, ILLINOIS.

PARCEL 4:

THE WEST 20 FEET OF SUB-LOT 5 IN THE ASSESSOR'S DIVISION OF LOTS 1, 2, 7 AND 8, IN BLOCK 37 IN THE ORIGINAL TOWN OF CHICAGO, ALSO ALL OF SUB-LOT 1 IN THE ASSESSOR'S DIVISION OF LOTS 3, 4, AND 5 IN SAID BLOCK 37 IN THE ORIGINAL TOWN OF CHICAGO, ALL IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 5:

THE SOUTH 7 FEET OF LOT 7 AND ALL OF LOTS 8 AND 9, IN THE ASSESSOR'S DIVISION OF LOTS 3, 4, AND 5 IN BLOCK 37 IN THE ORIGINAL TOWN OF CHICAGO IN SECTIONS 9 AND 10, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 6:

LOT 10 IN THE ASSESSOR'S DIVISION OF LOTS 3, 4, AND 5, IN BLOCK 37 IN THE ORIGINAL TOWN OF CHICAGO, IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 7:

LOT 6 AND THE WEST 30 FEET OF LOT 7 IN BLOCK 37 IN THE ORIGINAL TOWN OF CHICAGO IN THE SOUTH EAST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 8:

THE PART OF LOT 7 IN BLOCK 37, IN THE ORIGINAL TOWN OF CHICAGO, BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING ON THE SOUTH LINE OF SAID LOT 7, AT A POINT 30 FEET EAST FROM THE SOUTHWEST CORNER THEREOF; RUNNING THENCE EAST ALONG SAID SOUTH LINE 30 FEET TO THE GROUND RESERVED AS AN ALLEY IN AND BY A CERTAIN DEED MADE BY HUGH T. DICKEY TO HART L. STEWART AND JAMES Y. SANGER, DATED NOVEMBER 28, 1845 AND RECORDED JANUARY 7, 1847 IN BOOK 22 OF DEEDS, PAGE 605; THENCE NORTH PARALLEL TO THE EAST LINE OF SAID LOT 7 ALONG THE WEST LINE OF SAID ALLEY AND ALSO ALONG THE WEST LINE OF THE ALLEY MENTIONED IN THE DEED OF SAID DICKEY TO HIBBARD PORTER, RECORDED DECEMBER 23, 1844 IN BOOK 14 OF DEED PAGE 194, TO THE NORTH LINE OF LOT 7; THENCE WEST ALONG SAID NORTH LINE 30 FEET TO PART OF SAID LOT 7 CONVEYED BY SAID DICKEY TO SAMUEL J. SURDAM BY DEED DATED NOVEMBER 29, 1845 AND RECORDED DECEMBER 3, 1845 IN BOOK 18 OF DEEDS,

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PAGE 5; THENCE SOUTH PARALLEL TO THE EAST LINE OF SAID LOT 7 TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 8A:

A 10 FOOT (PRIVATE ALLEY) STRIP, (EXCEPT THE EAST 1/2 THEREOF) LYING WEST AND ADJOINING LOTS 13 AND 14 IN ASSESSOR'S DIVISION OF LOT 1, 2, 7 AND 8 IN BLOCK 37 IN THE ORIGINAL TOWN OF CHICAGO, IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS ALSO KNOWN AS A 10 FOOT STRIP OF LAND, (EXCEPT THE EAST 1/2 THEREOF) RESERVED FOR ALLEY, DESCRIBED AS THE SOUTH 1/2 OF THE WEST 10 FEET OF THE EAST 20 FEET OF LOT 7 IN BLOCK 37 IN THE ORIGINAL TOWN OF CHICAGO, IN COOK COUNTY, ILLINOIS.

PARCEL 9:

A PARCEL OF LAND BOUNDED AND DESCRIBED AS FOLLOWS TO WIT:

COMMENCING AT THE INTERSECTION OF THE WEST LINE OF STATE STREET AS NOW LOCATED AND THE SOUTH LINE OF THE ALLEY RUNNING EAST AND WEST THROUGH BLOCK 37 IN THE ORIGINAL TOWN OF CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, THENCE RUNNING WEST ALONG THE SOUTH LINE OF SAID ALLEY 104 FEET 7 INCHES MORE OR LESS TO THE WEST LINE OF THE EAST 20 FEET OF LOT 7 IN BLOCK 37; THENCE RUNNING SOUTH ALONG THE WEST LINE OF THE EAST 20 FEET OF SAID LOT 7, 91 1/2 FEET MORE OR LESS TO THE SOUTH LINE OF THE NORTH 1/2 OF LOT 8 IN SAID BLOCK 37, 104 FEET 7 INCHES MORE OR LESS TO THE WEST LINE OF STATE STREET AS NOW LOCATED; THENCE RUNNING NORTH ALONG THE WEST LINE OF STATE STREET 91 1/2 FEET MORE OR LESS TO THE PLACE OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 10:

TRACT 1

PART OF LOT 5 IN BLOCK 37 IN ORIGINAL TOWN OF CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT IN THE WEST LINE OF SAID LOT 5 WHICH IS 55 FEET 10 INCHES SOUTH OF THE NORTHWEST CORNER OF SAID LOT; THENCE EAST FOR A DISTANCE OF 54 FEET ALONG A STRAIGHT LINE WHICH, IF EXTENDED, WOULD INTERSECT THE EAST LINE OF SAID LOT 5 AT A POINT 54 FEET 6 INCHES SOUTH OF THE NORTHEAST CORNER OF SAID LOT; THENCE NORTH 4 FEET 8 INCHES; THENCE WEST, 54 FEET TO A POINT ON THE WEST LINE OF SAID LOT; THENCE SOUTH 4 FEET 8 INCHES TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

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ALSO

TRACT 2:

THAT PART OF THE NORTH 88 FEET 10 INCHES OF LOT 5 IN BLOCK 37 IN ORIGINAL TOWN OF CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN LYING SOUTH OF A STRAIGHT LINE DRAWN FROM A POINT IN THE WEST LINE OF SAID TRACT THAT IS 33 FEET NORTH OF THE SOUTHWEST CORNER THEREOF TO A POINT IN THE EAST LINE OF SAID TRACT THAT IS 34 FEET 4 INCHES NORTH OF THE SOUTHEAST CORNER THEREOF, IN COOK COUNTY, ILLINOIS.

PARCEL 11:

THE SOUTH 80 FEET OF ORIGINAL LOT 4 AND THE SOUTH 80 FEET OF THE WEST 1/2 OF ORIGINAL LOT 5 IN BLOCK 37 IN THE ORIGINAL TOWN OF CHICAGO, SOMETIMES DESCRIBED AS LOTS 4 AND 5 IN THE ASSESSOR'S DIVISION OF ORIGINAL SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 12:

TRACT 1:

LOTS 13 AND 14 IN ASSESSOR'S DIVISION OF LOTS 1, 2, 7 AND 8 IN BLOCK 37 IN THE ORIGINAL TOWN OF CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

TRACT 2:

A STRIP OF LAND LYING BETWEEN THE EAST LINE OF THE ABOVE DESCRIBED PARCEL, AND THE WEST LINE OF STATE STREET AS FIXED BY AN ACT OF THE GENERAL ASSEMBLY APPROVED MARCH 3, 1845, AS APPEARS FROM PLAT THEREOF RECORDED JANUARY 26, 1872 IN BOOK 1 OF PLATS, PAGE 20, IN COOK COUNTY, ILLINOIS.

TRACT 3:

THE EAST 1/2 OF A 10 FOOT (PRIVATE ALLEY) STRIP LYING WEST AND ADJOINING LOTS 13 AND 14 IN ASSESSOR'S DIVISION OF LOTS 1, 2, 7 AND 8 IN BLOCK 37 IN ORIGINAL TOWN OF CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; ALSO KNOWN AS THE EAST 1/2 OF A 10 FOOT STRIP OF LAND RESERVED FROM ALLEY DESCRIBED AS THE SOUTH 1/2 OF THE WEST 10 FEET OF THE EAST 20 FEET OF LOT 7 IN BLOCK 37 IN ORIGINAL TOWN OF CHICAGO, IN COOK COUNTY, ILLINOIS.

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PARCEL 13:

ALL OF VACATED WEST COURT PLACE AS DESCRIBED AND VACATED BY ORDINANCE OF THE CITY OF CHICAGO DATED DECEMBER 20, 1989 AND RECORDED DECEMBER 29, 1989 AS DOCUMENT 89621866 IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, (EXCEPT THE SOUTH 1/2 OF SAID VACATED WEST COURT PLACE LYING NORTH AND ADJOINING LOT 5 IN BLOCK 37 IN ORIGINAL TOWN OF CHICAGO), ALL IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 14:

EASEMENTS FOR THE BENEFIT OF PARCELS 1 THROUGH 11, BOTH INCLUSIVE, AND 13, AS CREATED ON THAT CERTAIN EASEMENT AGREEMENT DATED DECEMBER 28, 1989 AND RECORDED DECEMBER 29, 1989 AS DOCUMENT 89621871 AS FOLLOWS:

A. AN EXCLUSIVE EASEMENT TO CONSTRUCT, MAINTAIN, REPAIR AND USE STRUCTURES, FOUNDATIONS, SUPPORTS, PEDESTRIAN CORRIDORS, EASEMENTS AND OTHER FACILITIES FOR THE REDEVELOPMENT IN THAT PART OF THE SOUTH 1/2 OF THE WEST 80 FEET OF THE ACCESS CORRIDOR DEFINED IN SAID EASEMENT AGREEMENT, WHICH LIES BELOW A PLANE FORMED BY THE UPPER SURFACE OF THE SIDEWALK EXISTING AS OF DECEMBER 28, 1989 ON THE EAST SIDE OF NORTH DEARBORN STREET ADJACENT TO THE NORTH 51 FEET 2 INCHES OF LOT 5 IN BLOCK 37 AFORESAID.

B. A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS OVER THAT PART OF THE SOUTH 1/2 OF THE WEST 80 FEET OF SAID ACCESS CORRIDOR WHICH LIES BELOW A PLANE 14 FEET 6 INCHES ABOVE GROUND LEVEL OF SAID ACCESS CORRIDOR.

C. A NON-EXCLUSIVE EASEMENT TO ENTER IN AND UPON THE SOUTH 1/2 OF THE WEST 80 FEET OF SAID ACCESS CORRIDOR AS MAY BE REASONABLY NECESSARY FOR THE CONSTRUCTION, MAINTENANCE, REPAIR AND REPLACEMENT OF THE REDEVELOPMENT, COOK COUNTY, ILLINOIS.

D. A NON-EXCLUSIVE EASEMENT FOR EMERGENCY INGRESS AND EGRESS OVER THE WEST 80 FEET OF THE SOUTH 1/2 OF THE ACCESS CORRIDOR, IN COOK COUNTY, ILLINOIS.

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