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2003-01-22 13:27:45  
Cook County Recorder 32.50



QUIT CLAIM DEED

The Grantor, the Town of Cicero, Illinois, County of Cook, State of Illinois, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid hereby CONVEY(S) and QUIT CLAIMS to the Dimucci Company of Cicero III, an Illinois Corporation, all interest in the property located at 3039 S. Cicero, Cicero, Illinois, and legally described as follows, to wit:

46  
ENACTED BY ORDINANCE  
TOWN OF CICERO  
JAN 10 2003

PARCEL 1:

THAT PART OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 LYING WEST OF THE WESTERLY RIGHT OF WAY LINE OF THE MANUFACTURER'S JUNCTION RAILWAY COMPANY'S EASEMENT LINE, OF SECTION 27, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE EAST LINE OF THE WEST 632.18 FEET OF SAID SECTION 27 AND 300.0 FEET SOUTH OF THE NORTH LINE OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 27; THENCE EAST ON A LINE PARALLEL WITH AND 300 FEET SOUTH OF THE NORTH LINE OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 27, A DISTANCE OF 250.0 FEET; THENCE NORTH ON A LINE PARALLEL WITH THE WEST LINE OF SAID SECTION 27, A DISTANCE OF 16.50 FEET; THENCE EAST ON A LINE PARALLEL WITH AND 283.50 FEET SOUTH OF THE NORTH LINE OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 27, A DISTANCE OF 277.24 FEET TO THE WESTERLY RIGHT OF WAY OF THE MANUFACTURER'S JUNCTION RAILWAY COMPANY'S EASEMENT LINE; THENCE SOUTHERLY ALONG THE WESTERLY RIGHT OF WAY OF SAID MANUFACTURER'S JUNCTION RAILWAY COMPANY'S EASEMENT LINE, A DISTANCE OF 234.05 FEET TO A POINT 150.0 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 27 (AS MEASURED ON A LINE PARALLEL WITH THE WEST LINE OF SAID SECTION 27); THENCE WEST ON A LINE PARALLEL WITH AND 150.0 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 27, A DISTANCE OF 200.14 FEET TO THE INTERSECTION WITH THE NORTHEASTERLY RIGHT OF WAY LINE OF THE CHICAGO AND ILLINOIS WESTERN RAILWAY; THENCE NORTHERLY ALONG THE NORTHEASTERLY RIGHT OF WAY LINE OF SAID RAILROAD, A DISTANCE OF 388.28 FEET TO THE EAST LINE OF THE WEST 632.18 FEET OF SECTION 27; THENCE NORTH ALONG THE EAST LINE OF THE WEST 632.18 FEET OF SAID SECTION 27; A DISTANCE OF 33.11 FEET TO THE PLACE OF

CC 2240 3/5 D.G.  
OEC

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BEGINNING, IN COOK COUNTY, ILLINOIS, ( EXCEPTING THEREFROM SO MUCH OF SAID PARCEL OF LAND WHICH FALLS WITHIN THE FOLLOWING DESCRIBED TRACT:

COMMENCING AT THE POINT OF INTERSECTION OF THE SOUTH LINE OF SAID SECTION 27 AND THE WESTERLY LINE OF THE RIGHT OF WAY OF THE 26<sup>TH</sup> STREET BRANCH OF THE CHICAGO AND ILLINOIS WESTERN RAILROAD, SAID POINT BEING 142.0 FEET WEST OF THE EAST LINE OF SAID SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION , AS MEASURED ALONG SAID SOUTH LINE OF SECTION 27; THENCE NORTHERLY ALONG SAID WESTERLY RIGHT OF WAY LINE AT AN ANGLE TO THE LEFT OF 93 DEGREES, 52 MINUTES, 00 SECONDS AS MEASURED FROM EAST TO NORTH FROM SAID SOUTH LINE OF SECTION 27, A DISTANCE OF 150.30 FEET TO A POINT IN A LINE WHICH IS 150.0 FEET NORTHERLY OF AND PARALLEL TO SAID SOUTH LINE OF SECTION 27, THENCE WEST ALONG SAID LINE PARALLEL WITH SAID SOUTH LINE OF SECTION 27, A DISTANCE OF 93.60 FEET TO A PLACE OF BEGINNING, THENCE WEST ALONG SAID LINE PARALLEL WITH SAID SOUTH LINE OF SECTION 27, A DISTANCE OF 103.50 FEET TO A POINT IN THE NORTHEASTERLY LINE OF SAID RAILROADS PRESENT RIGHT OF WAY SPUR TRACK; A DISTANCE OF 89.3 THENCE NORTHWESTERLY ALONG SAID PRESENT NORTHEASTERLY RIGHT OF WAY LINE OF SPUR TRACK THENCE NORTHWESTERLY ALONG SAID PRESENT NORTHEASTERLY RIGHT OF WAY LINE OF SPUR TRACK, A DISTANCE OF 89.30 FEET TO A POINT, SAID POINT BEING 192.50 FEET NORTHERLY OF AND PERPENDICULAR TO SAID SOUTH LINE OF SECTION 27 , THENCE SOUTHEASTERLY ON A CURVE CONVEX SOUTHWESTERLY; HAVING A RADIUS OF 256.29 FEET A DISTANCE OF 94.0 FEET MORE OR LESS TO END OF CURVE WHICH IS 164.60 FEET NORTHERLY OF AND PERPENDICULAR TO SAID SOUTH LINE OF SECTION 27, THENCE CONTINUING SOUTHEASTERLY ON A STRAIGHT LINE A DISTANCE OF 53 FEET TO A POINT OF CURVE, SAID POINT BEING 158.30 FEET OF AND PERPENDICULAR TO SAID SOUTH LINE OF SECTION 27, THENCE SOUTHEASTERLY ON A CURVE CONVEX NORTHEASTERLY HAVING A RADIUS OF 256.29 FEET A DISTANCE OF 41 FEET MORE OR LESS TO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS)

AND

(EXCEPTING THEREFROM THAT PART OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 27, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE EAST LINE OF THE WEST 632.18 FEET OF SAID SECTION 27 AND 300.00 FEET SOUTH OF THE NORTH LINE OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 27; THENCE EAST ON A LINE PARALLEL WITH AND 300.0 FEET SOUTH OF THE NORTH LINE OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 27, A DISTANCE OF 250 .0 FEET; THENCE NORTH ON A LINE PARALLEL WITH THE WEST

BY TOWN ORDINANCE  
TOWN OF CICERO  
MAY 10/30/02

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LINE OF SAID SECTION 27, A DISTANCE OF 16.50 FEET ; THENCE EAST ON A LINE PARALLEL WITH AND 283.50 FEET SOUTH OF THE NORTH LINE OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 27, A DISTANCE OF 12.0 FEET TO THE EAST LINE OF THE WEST 894.18 FEET OF SAID SECTION 27, THENCE SOUTH ALONG THE EAST LINE OF THE WEST 894.18 FEET OF SAID SECTION 27 A DISTANCE OF 190.2 FEET TO THE NORTHEASTERLY RIGHT OF WAY OF THE CHICAGO AND ILLINOIS WESTERN RAILROAD ; THENCE NORTHERLY ALONG THE NORTHEASTERLY RIGHT OF WAY LINE OF SAID RAILROAD, A DISTANCE OF 297.33 FEET TO THE EAST LINE OF THE WEST 632.18 FEET OF SAID SECTION 27; THENCE NORTH ALONG THE EAST LINE OF THE WEST 632.18 FEET OF SAID SECTION 27, A DISTANCE OF 33.11 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS)

BY TOWN CLERK  
TOWN OF CICERO  
MAY 16 2002

PARCEL 2:

AN EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN EASEMENT AGREEMENT RECORDED SEPTEMBER 27, 1994 AS DOCUMENT NUMBER 94838550 OVER THE FOLLOWING DESCRIBED LAND:

THE AREA OF THE EASEMENT IS A STRIP OF LAND LYING NORTHERLY OF AND PARALLEL TO THE NORTHEASTERLY RIGHT OF WAY OF THE CHICAGO AND ILLINOIS WESTERN RAILROAD, WHICH STRIP IS 20 FEET WIDE MEASURED PERPENDICULARLY FROM SAID RIGHT OF WAY LINE, AND IS LOCATED WITHIN THE FOLLOWING DESCRIBED PARCEL OF LAND:

THAT PART OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 27, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE EAST LINE OF THE WEST 632.18 FEET OF SAID SECTION 27 AND 300.0 FEET SOUTH OF THE NORTH LINE OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 27; THENCE EAST ON A LINE PARALLEL WITH AND 300.0 FEET SOUTH OF THE NORTH LINE OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 27, A DISTANCE OF 250.0 FEET; THENCE NORTH ON A LINE PARALLEL WITH THE WEST LINE OF SAID SECTION 27, A DISTANCE OF 16.50 FEET; THENCE EAST ON A LINE PARALLEL WITH AND 283.50 FEET SOUTH OF THE NORTH LINE OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 27, A DISTANCE OF 12.0 FEET TO THE EAST LINE OF THE WEST 894.18 FEET OF SAID SECTION 27; THENCE SOUTH ALONG THE EAST LINE OF THE WEST 894.18 FEET OF SAID SECTION 27, A DISTANCE OF 190.2 FEET TO THE NORTHEASTERLY RIGHT OF WAY OF THE CHICAGO AND ILLINOIS WESTERN RAILROAD; THENCE NORTHERLY ALONG THE NORTHEASTERLY RIGHT OF WAY LINE OF SAID RAILROAD, A DISTANCE OF 297.33 FEET TO THE EAST LINE OF THE WEST 632.18 FEET OF SAID SECTION 27, THENCE NORTH ALONG THE EAST LINE OF THE WEST 632.18 FEET OF

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SAID SECTION 27, A DISTANCE OF 33.11 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS

PIN. 16-27-306-044-0000.

COMMONLY KNOWN AS: 3039 S. CICERO, CICERO, ILLINOIS 60650

SUBJECT TO: covenants, conditions, and restrictions of record, private, public and utility easements and roads and highways.

Dated this 30<sup>th</sup> day of Oct, 2002.

Beth Janicki Clark  
Town of Cicero, by its attorney

State of Illinois )  
  ) ss.  
County of Cook )

The undersigned, a notary public in and for the above state, certifies that Beth Janicki Clark, known to me to be the same person whose name is subscribed above, appeared before me and in person and acknowledged signing and delivering the instrument as her free and voluntary act.

Dated: 10/30/2002

(SEAL)

Mariano Arceo Jr.  
Notary Public

My commission expires: 05/07/2005



Mail recorded deed to:

~~XXXXXXXXXXXXXXXXXXXX~~  
~~744 N. Dearborn Street~~  
~~Chicago, Illinois 60610~~

Jerry H. Biederman  
Neal, Gerber & Eisenberg  
2 N. LaSalle St., Ste. 2400  
Chicago, IL 60602

EXEMPT  
BY TOWN ORDINANCE  
TOWN OF CICERO  
10/30/02

This deed prepared by:

Beth Janicki Clark  
4937 W. 25<sup>th</sup> Street  
Cicero, Illinois 60804

MAIL TAX BILLS:  
DIAMONTE COMPANY  
285 W. DUNDAS RD  
PALATKA, IL 60074

Exempt under provisions of Paragraph 6  
Section 31-45, Property Tax Code.

10/30/02  
Date

[Signature]  
Buyer, Seller, or Representative

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## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated January 20, 2003 Signature [Signature]  
Grantor or Agent

Subscribed and sworn to before  
me by the said \_\_\_\_\_ affiant  
this 20 day of January  
2003.  
Notary Public [Signature]

The grantee or his agent affirms and verified that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquired and hold title real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated January 20, 2003 Signature [Signature]  
Grantee or Agent

Subscribed and sworn to before  
me by the said \_\_\_\_\_ affiant  
this 20 day of January  
2003.  
Notary Public [Signature]

Note: Any person who knowingly submits a false statement concerning the identify of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)