

# UNOFFICIAL COPY



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Eugene "Gene" Moore Fee: \$34.50  
Cook County Recorder of Deeds  
Date: 01/06/2004 12:50 PM Pg: 1 of 6

## UCC FINANCING STATEMENT

FOLLOW INSTRUCTIONS (front and back) CAREFULLY

A. NAME & PHONE OF CONTACT AT FILER [optional]

B. SEND ACKNOWLEDGMENT TO: (Name and Address)

ANDREW M. SACHS, ESQ.  
ROBBINS, SALOMON & PATT, LTD.  
25 EAST WASHINGTON STREET, SUITE 1000  
CHICAGO, ILLINOIS 60602

THE ABOVE SPACE IS FOR FILING OFFICE USE ONLY

03050633

### 1. DEBTOR'S EXACT FULL LEGAL NAME - insert only one debtor name (1a or 1b) - do not abbreviate or combine names

1a. ORGANIZATION'S NAME		FIRST NAME		MIDDLE NAME	SUFFIX	
NORTH/HALSTED, LLC						
OR 1b. INDIVIDUAL'S LAST NAME		CITY		STATE	POSTAL CODE	COUNTRY
		CHICAGO		IL	60661	USA
1c. MAILING ADDRESS		1e. TYPE OF ORGANIZATION		1g. ORGANIZATIONAL ID #, if any		
656 WEST RANDOPH STREET, SUITE 400W		LLC		00645605		
1d. SEE INSTRUCTIONS	ADD'L INFO RE ORGANIZATION DEBTOR	1f. JURISDICTION OF ORGANIZATION		<input type="checkbox"/> NONE		
		ILLINOIS				

### 2. ADDITIONAL DEBTOR'S EXACT FULL LEGAL NAME - insert only one debtor name (2a or 2b) - do not abbreviate or combine names

2a. ORGANIZATION'S NAME		FIRST NAME		MIDDLE NAME	SUFFIX	
OR 2b. INDIVIDUAL'S LAST NAME		CITY		STATE	POSTAL CODE	COUNTRY
2c. MAILING ADDRESS		2e. TYPE OF ORGANIZATION		2g. ORGANIZATIONAL ID #, if any		
2d. SEE INSTRUCTIONS	ADD'L INFO RE ORGANIZATION DEBTOR	2f. JURISDICTION OF ORGANIZATION		<input type="checkbox"/> NONE		

### 3. SECURED PARTY'S NAME (or NAME of TOTAL ASSIGNEE of ASSIGNOR S/P) - insert only one secured party name (3a or 3b)

3a. ORGANIZATION'S NAME		FIRST NAME		MIDDLE NAME	SUFFIX	
NATIONAL CITY BANK OF MICHIGAN/ILLINOIS						
OR 3b. INDIVIDUAL'S LAST NAME		CITY		STATE	POSTAL CODE	COUNTRY
		CHICAGO		IL	60612	USA
3c. MAILING ADDRESS						
ONE NORTH FRANKLIN STREET, SUITE 3600						

4. This FINANCING STATEMENT covers the following collateral:  
SEE EXHIBITS "A" AND "B" ATTACHED HERETO.

5. ALTERNATIVE DESIGNATION (if applicable):	LESSEE/LESSOR	CONSIGNEE/CONSIGNOR	BAILEE/BAILOR	SELLER/BUYER	AG. LIEN	NON-UCC FILING
6. <input checked="" type="checkbox"/> This FINANCING STATEMENT is to be filed (for record) (or recorded) in the REAL ESTATE RECORDS. Attach Addendum (if applicable)	7. Check to REQUEST SEARCH REPORT(S) on Debtor(s) (OPTIONAL FEE)		All Debtors		Debtor 1	Debtor 2
8. OPTIONAL FILER REFERENCE DATA						
COOK COUNTY RECORDER OF DEEDS						

**UNOFFICIAL COPY****J WALDMAN - RE: north/Halsted**

**From:** "Griffin, Frances" <Frances.Griffin@nationalcity.com>  
**To:** "'asachs@rsplaw.com'" <asachs@rsplaw.com>  
**Date:** 12/16/2003 12:11 PM  
**Subject:** RE: north/Halsted  
**CC:** "Auwerda, Laura" <Laura.Auwerda@nationalcity.com>

Good afternoon Andy:

The following fees have been incurred:  
 \$5.00 flood determination  
 \$129,800.00 facility fee

Fran

> -----Original Message-----

> From: Auwerda, Laura

> Sent: Tuesday, December 16, 2003 11:40 AM

> To: Griffin, Frances; 'asachs@rsplaw.com'

> Subject: north/Halsted

>

> Fran,

>

> Please get the fees to Andy ASAP. Also, please fax the payoff letter to

> Andy. Diana Clemens prepared one and I think she copied you on it. If

> not give her a call and have her re-send it to you and fax it to

> Andy....needs to be on letterhead.

>

> Thanks,

>

> LA

>

> Laura Auwerda

> Senior Vice President-Investment Real Estate

> National City Bank of Michigan Illinois

> One North Franklin, Suite 3600

> Chicago, IL 60606

> (312) 384-6915

> (312) 384-4623

> laura.auwerda@nationalcity.com

>

-----  
 \*\*\*National City made the following annotations  
 -----

This communication is a confidential and proprietary business communication.  
 It is intended solely for the use of the designated recipient(s). If this  
 communication is received in error, please contact the sender and delete this  
 communication.

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## EXHIBIT A

DEBTOR: NORTH/HALSTED, LLC,  
an Illinois limited liability company

SECURED PARTY: NATIONAL CITY BANK OF MICHIGAN/ILLINOIS

### DESCRIPTION OF COLLATERAL

All of the following property now or at any time hereafter owned by Debtor or in which the Debtor may now or at any time hereafter have any interest or rights, together with all of Debtor's right, title and interest therein.

1. All fixtures, trade fixtures and personal property now or hereafter owned by Debtor and attached to or contained in and used or useful in connection with the Premises or any of the improvements now or hereafter located thereon, including without limitation any and all air conditioners, antennae, appliances, apparatus, awnings, basins, bathtubs, bidets, boilers, bookcases, cabinets, carpets, coolers, curtains, dehumidifiers, disposals, doors, drapes, dryers, ducts, dynamos, elevators, engines, equipment, escalators, fans, fittings, floor coverings, furnaces, furnishings, furniture, hardware, heaters, humidifiers, incinerators, kitchen equipment and utensils, lighting, machinery, motors, ovens, pipes, plumbing, pumps, radiators, ranges, recreational facilities, refrigerators, screens, security systems, shades, shelving, sinks, sprinklers, stokers, stoves, toilets, ventilators, wall coverings, washers, windows, window coverings, wiring, all renewals or replacements thereof or articles in substitution therefor, and all property owned by Debtor and now or hereafter used for similar purposes in the operation of the "Premises" (as described on Exhibit B hereto);
2. All right, title and interest of Debtor now or at any time hereafter existing, in and to all highways, roads, streets, allies and other public thoroughfares and all strips and gores adjoining or within the Premises or any part thereof;
3. Articles or parts now or hereafter affixed to the property described in Paragraph 1 of this Exhibit or used in connection with such property, any and all replacements for such property, and all other property of a similar type or used for similar purposes now or hereafter in or on the Premises or any of the improvements now or hereafter located thereon;
4. All buildings, structures, improvements, plans of works and fixtures now or at any time hereafter located on the Premises and, without any further act, all extensions, additions, betterments, substitutions and replacements thereof;

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5. Debtor's rights, title, and interest in all personal property used or to be used in connection with the operation of the Premises, including without limitation all goods, equipment and inventory located on the Premises or elsewhere, together with files, books of account, and other records, wherever located;

6. Debtor's rights, title, and interest in and to any and all contracts now or hereafter relating to the Premises executed by any architects, engineers, or contractors, including all amendments, supplements, and revisions thereof, together with all Debtor's rights and remedies thereunder and the benefit of all covenants and warranties thereon, and also together with all drawings, designs, estimates, layouts, surveys, plats, plans, specifications and test results prepared by any architect, engineer, or contractor, including any amendments, supplements, and revisions thereof and the right to use and enjoy the same, as well as all building permits, environmental permits, approvals and licenses, other governmental or administrative permits, licenses, agreements and rights relating to construction on the Premises;

7. Debtor's right, title, and interest in and to any and all contracts now or hereafter relating to the operation of the Premises, including, without limitation, all management and other service contracts, certificates of need, the books and records, and the right to appropriate and use any and all trade names used or to be used in connection with such business;

8. All rights, privileges, permits, licenses, easements, consents, tenements, hereditaments, and appurtenances now or at any time hereafter belonging to or in any way appertaining to the Premises or to any property now or at any time hereafter comprising a part of the property subject to Debtor's mortgage to secured party, all right, title and interest of Debtor, whether now or at any time hereafter existing, and all reversions and remainder to the Premises and such other property;

9. Debtor's right, title, and interest in the rents, income, issues, royalties, revenues, deposits (including security deposits and utility deposits), and profits in connection with all leases, contracts, and other agreements made or agreed to by any person or entity with any person or entity pertaining to all or any part of the Premises, whether such agreements have been heretofore or are hereafter made;

10. Debtor's right, title, and interest in all sale contracts, earnest money deposits, proceeds of sale contracts, accounts receivable, credit card receivables, lottery winnings and general intangibles relating to the Premises.

11. All rights in and proceeds from all fire and hazard, loss-of-income, and other non-liability insurance policies now or hereafter covering improvements now hereafter located on the Premises or described in the mortgage securing the Premises, the use or occupancy thereof, or the business conducted thereon;

12. Any and all proceeds of the conversion, whether voluntary or involuntary, of all or any part of the Premises and other property and interests subject to the mortgage from Debtor to

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Secured Party into cash or liquidated claims, including, without limitation, proceeds of insurance and condemnation awards;

13. All building materials and goods owned by Debtor which are procured or to be procured for use in or in connection with the Premises for the construction of additional premises, whether or not such materials and goods have been delivered to the Premises;

14. All judgments, insurance proceeds, awards of damages and settlements which may result from any damage to the Premises or any part thereof or to any rights appurtenant thereto; and

15. All proceeds from the sale, transfer, or pledge of any or all of the foregoing property, and any and all after acquired right, title or interest in and to any of the property described in this Exhibit A.

Property of Cook County Clerk's Office

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## EXHIBIT B

### LEGAL DESCRIPTION

A TRACT OF LAND SITUATED IN THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 4. TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN; BOUNDED ON THE WEST BY THE EAST LINE OF NORTH HALSTED STREET; ON THE NORTH BY THE SOUTH LINE OF WEST NORTH AVENUE; ON THE SOUTH WEST BY THE NORTHEASTERLY LINE OF NORTH CLYBOURN AVENUE; ON THE SOUTH EAST BY THE NORTHWESTERLY LINE OF WEST WEED STREET AND ON THE EAST BY THE WEST AND SOUTHWESTERLY LINE OF THE RIGHT OF WAY OF THE CHICAGO TRANSIT AUTHORITY AND THE CONNECTION OF SAID RIGHT OF WAY LINE ACROSS THE EAST WEST ALLEY SOUTH OF AND PARALLEL TO WEST NORTH AVENUE, SAID TRACT INCLUDES ALL ALLEYS WITHIN ITS BOUNDARIES TOGETHER WITH THE FOLLOWING DESCRIBED LOTS: LOTS 1 THROUGH 6 IN THE SUBDIVISION OF LOT 157 AND LOTS 6 THROUGH 13 (EXCEPT THE EAST 16 FEET OF SAID LOT 6) IN THE SUBDIVISION OF LOT 158, LOT 15 AND LOTS 17 THROUGH 23 IN THE SUBDIVISION OF LOT 156; LOTS 1 AND 2 IN THE SUBDIVISION OF SUB-LOTS 14, 15 AND 16 IN THE SUBDIVISION OF LOT 156; LOT 2 (EXCEPT THAT PART CONVEYED TO THE NORTHWEST ELEVATED RAILROAD BY DEED RECORDED MAY 16, 1913 AS DOCUMENT 5186265) IN THE SUBDIVISION OF LOT 24 IN THE SUBDIVISION OF LOT 156, ALL IN THE SUBDIVISION OF LOTS 156, 157, 158 AND SUB-LOT 8 OF LOT 159 IN BUTTERFIELD'S ADDITION TO CHICAGO IN THE NORTH WEST 1/4 SECTION 4, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 2, 1863 IN BOOK 162 OF MAPS AT PAGE 11 AS DOCUMENT 70119. (EXCEPT THEREFROM THE NORTH 14 FEET OF THE EAST AND WEST 18 FOOT VACATED ALLEY WHICH ACCRUES TO LOTS 4 AND 5 AND THE EAST 16 FEET OF LOT 6 IN THE SUBDIVISION OF LOT 158, AND THAT PART OF SAID EAST AND WEST 18 FOOT VACATED ALLEY AND THAT PART OF THE 18 FOOT VACATED ALLEY EXTENDING NORTHEASTERLY AND SOUTHWESTERLY WHICH ACCRUES TO THAT PART OF LOT 2 IN THE SUBDIVISION OF LOT 24 IN THE SUBDIVISION OF LOT 156 CONVEYED TO THE NORTH WEST ELEVATED RAILROAD BY DEED RECORDED MAY 16, 1913 AS DOCUMENT 5186265 IN COOK COUNTY, ILLINOIS.

NOTE: THE AFORESAID SUBDIVISION RECORDED SEPTEMBER 2, 1863 WAS MADE BY MARY P. LEE BY JOHN V. LE MOYNE, HER ATTORNEY IN FACT, JANE A. JOHNSTON AND WILLIAM S. JOHNSTON, HER HUSBAND; WILLIAM B. OGDEN, LEVI ROSENFELD, JACOB ROSENFELD AND JOSEPH V. TOWNE. LOT 156 WAS ORIGINALLY SUBDIVIDED AS PART OF C. J. HULL'S SUBDIVISION OF LOTS 152, 155 AND 156. ALSO PART OF LOTS 153 AND 154 IN BUTTERFIELD'S ADDITION TO CHICAGO AFORESAID, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 19, 1858 AS DOCUMENT 97211. THE DIFFERENCE BETWEEN THE TWO SUBDIVISIONS OF LOT 156 IS THAT THE LATER SUBDIVISION DEDICATED PORTIONS OF LOTS FOR EXTENSION OF THE ALLEY.