

# UNOFFICIAL COPY

THIS INSTRUMENT PREPARED BY AND  
PLEASE RETURN TO:  
DANIEL D. DREW, ESQ.  
30 N. LASALLE STREET, #2200  
CHICAGO, ILLINOIS 60602

COOK COUNTY ILLINOIS  
FILED FOR RECORD

DEC 29 AM 9:38

04076288

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Parcel Nos. 1, 2 and 3:

COMMONLY KNOWN AS: 5800 W. 51st Street, Chicago, Illinois  
P.I.N.: 19-08-202-003 (Parcel 1); 19-08-202-020 (Parcel 2);  
19-08-202-019 (Parcel 3)

Parcel Nos. 4 and 5.

COMMONLY KNOWN AS: 5852 W. 51st Street, Chicago, Illinois  
P.I.N.: 19-08-202-025 (Parcel 4); 19-08-402-025 (Parcel 5, Lot 1);  
19-08-402-026 (Parcel 5, Lot 2); 19-08-402-002 (Parcel 5,  
Lot 47); 19-08-402-001 (Parcel 5, Lot 48)

NON-DISTURBANCE AND ATTACHMENT AGREEMENT

THIS AGREEMENT is made as of OCTOBER 12, 1994  
among American National Bank and Trust Company of Illinois, a  
national banking association ("Mortgagee"), LaSalle National Trust,  
N.A., as successor to LaSalle National Bank, as successor to  
Exchange National Bank, as trustee and not individually under Trust  
Agreement dated January 15, 1979 and known as Trust No. 10-34881-  
09, Cole Taylor Bank, as successor to Harris Trust and Savings  
Bank, as trustee and not individually under Trust Agreement dated  
August 31, 1977 and known as Trust No. 37458, 51st and Menard  
Investments, Ltd., an Illinois limited partnership and 51st and  
Monitor Investments, Ltd., an Illinois limited partnership

BOX 333-CTI

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(collectively "Landlord") and Briskin Manufacturing Company, an Illinois corporation ("Tenant").

## W I T N E S S E T H:

A. Landlord is the owner of those certain premises commonly known as 5800 W. 51st Street, Chicago, Illinois ("Menard Property"), and 5852 W. 51st Street, Chicago, Illinois ("Monitor Property"), as more particularly described in Exhibit A attached hereto (the "Real Estate");

B. Mortgagee is the owner and holder of a certain note ("Note") secured by a Real Estate Mortgage, Assignment of Rents and Security Agreement (the "Mortgage") which constitutes a first lien upon the Real Estate and an assignment of rents of all leases of the Real Estate;

C. Under the terms of a Lease ("Lease No. 1") dated February 22, 1979 and certain amendments thereto, Landlord leased the Menard Property to Tenant;

D. Under the terms of a Lease ("Lease No. 2") dated August 31, 1977 and certain amendments thereto, Landlord leased the Monitor Property to Tenant;

E. Lease No. 1 and Lease No. 2 are herein collectively referred to as "Leases"; and

F. The parties hereto desire to establish additional rights of quiet and peaceful possession for the benefit of Tenant under the Leases and further to define the terms, covenants and conditions precedent for such additional rights.

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NOW, THEREFORE, in consideration of the respective covenants made herein and of the sum of TEN (\$10.00) DOLLARS and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, it is hereby mutually covenanted and agreed as follows:

1. Non-Disturbance. In the event of foreclosure of the Mortgage or conveyance in lieu of foreclosure, which foreclosure or conveyance occurs prior to the expiration date of the Leases, including any extensions and renewals of the Leases now provided thereunder, and Tenant is in compliance with Section 10 hereof and Tenant is not in default under any of the terms, covenants and conditions of the Leases beyond any applicable grace or cure period, Mortgagee agrees on behalf of itself, its successors and assigns, and on behalf of any purchaser at such foreclosure ("Purchaser") that Tenant shall not be disturbed in the quiet and peaceful possession of the premises devised under the Leases.

2. Attornment. In the event of foreclosure of the Mortgage, conveyance in lieu of foreclosure, or exercise of rights pursuant to the Assignment of Rents, which foreclosure, conveyance or exercise of rights occurs prior to the expiration date of the Leases, including any extensions and renewals of the Leases now provided thereunder, Tenant shall attorn to Mortgagee or Purchaser and recognize Mortgagee or Purchaser as its landlord under the Leases, and Mortgagee or Purchaser shall recognize and accept Tenant as its tenant thereunder, whereupon the Leases shall continue, without further agreement, in full force and effect as if

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a direct lease between Mortgagee or Purchaser and Tenant for the remainder of the term thereof, together with all extensions and renewals now provided thereunder, upon the same terms, covenants and conditions as therein provided, and Mortgagee or Purchaser shall thereafter assume and perform all of Landlord's obligations as landlord under the Leases with the same force and effect as if Mortgagee or Purchaser were originally named therein as Landlord and Tenant shall thereafter make all rent payments directly to either Mortgagee or Purchaser. The parties agree that Mortgagee shall not:

(a) be liable for any previous act or omission of Landlord under the Leases;

(b) be subject to any off-set, defense or counterclaim which shall have theretofore accrued to Tenant against Landlord;

(c) be bound by any previous modification of the Leases not expressly provided for in the Leases, or by any previous prepayment of rent or additional rent for more than one month which Tenant might have paid to Landlord, unless such modification or prepayment shall have been expressly approved in writing by Mortgagee; and

(d) be liable for any security deposited under the Leases unless such security has been physically delivered to Mortgagee.

3. Further Documents. The foregoing provisions shall be operative and effective without the execution of any further instruments. Tenant agrees, however, to execute and deliver to

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Mortgagee or to any person to whom Tenant herein agrees to attorn such other instruments as either shall reasonably request in order to evidence and effectuate said provisions.

4. Notice and Cure. Tenant agrees that if it alleges a default by Landlord under the Leases:

(a) a copy of each notice given to Landlord pursuant to the Leases shall also be given to Mortgagee, and no such notice shall be effective for any purpose under the Leases unless so given to Mortgagee; and

(b) if Landlord shall fail to cure any default within the time prescribed by the Leases, Tenant shall give further notice of such fact to Mortgagee. Mortgagee shall be allowed such additional time as may be reasonably necessary to cure such default and so long as Mortgagee shall be proceeding diligently to cure the defaults that are reasonably susceptible of cure no such default shall operate or permit Tenant to terminate the Leases.

5. Notices. All notices, demands and requests given or required to be given hereunder shall be in writing and shall be deemed to have been properly given when personally served or if sent by U. S. registered or certified mail, postage prepaid, addressed as follows:

**MORTGAGEE:** American National Bank and Trust Company of  
Illinois  
33 North LaSalle Street  
Chicago, Illinois 60690  
Attn.: Loan Department

**LANDLORD:** LaSalle National Trust, N.A., under Trust No.  
10-34881-09 dated January 15, 1979  
135 South LaSalle Street  
Chicago, Illinois 60690

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and

Cole Taylor Bank, as successor to Harris  
Trust and Savings Bank, under Trust No. 37458  
dated August 31, 1977  
111 West Monroe  
Chicago, Illinois 60690

and

51st and Menard Investments, Ltd.  
c/o Mr. Richard Briskin  
5852 West 51st Street  
Chicago, Illinois 60638

and

51st and Monitor Investments, Ltd.  
c/o Mr. Richard Briskin  
5852 West 51st Street  
Chicago, Illinois 60638

TENANT:

Briskin Manufacturing Company  
5800 W. 51st Street  
Chicago, Illinois 60638

6. Certification. Tenant certifies to Mortgagee that the Leases are in full force and effect and have not been amended, supplemented or modified in any way. There are no other representations, warranties, agreements, concessions, commitments, or other understandings between Tenant and Landlord regarding the Real Estate other than as set forth in the Leases. To the best of Tenant's knowledge, Landlord is not in default under any of the requirements, provisions, terms, conditions or covenants of the Leases to be performed or complied with by Landlord, and no event has occurred or situation exists which would, with the passage of time and/or the giving of notice, constitute a default by Landlord under the Leases. Tenant is not in default under any of the terms, conditions, or covenants of the Leases to be performed or complied

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with by Tenant, and no event has occurred or situation exists which would, with the passage of time and/or the giving of notice, constitute a default by Tenant under the Leases. There are no actions, voluntary or otherwise pending against Tenant under any bankruptcy, reorganization, arrangement, insolvency or similar federal or state law. Tenant represents that it has all licenses, permits and other authorizations necessary for operation of its business at the Real Estate.

7. Binding Effect. The terms, covenants and conditions hereof shall inure to the benefit of and be binding upon the parties hereto and their respective heirs, executors, administrators, successors and assigns.

8. Choice of Law. This Agreement shall be governed by the internal law (and not the law of conflicts) of the State of Illinois.

9. Financial Information Disclosures. Tenant agrees to provide to Mortgagee its annual financial statements, certified as true and correct by an officer of Tenant and reviewed by a certified public accountant within sixty (60) days after the end of each of its fiscal years. Tenant will furnish Mortgagee copies of its federal income tax filings within four months of the end of each fiscal year for that fiscal year (or on or before August 30th of any year in which Tenant has elected an extension), certified as true and correct.

10. Maintenance of Net Worth. Tenant agrees that it will maintain a tangible net worth of at least \$4,000,000 plus 50% of

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Tenant's annual net income, calculated cumulatively each annual period. In the event Tenant does not maintain said net worth it shall be an Event of Default pursuant to the Mortgage and in the event of foreclosure of the Mortgage, the provisions of Section 1 hereof shall not apply and Mortgagee may, in its sole discretion, terminate the Leases.

11. Partnership Exculpation. Any personal liability or obligation of 51st and Menard Investments, Ltd. and 51st and Monitor Investments, Ltd. (collectively "Partnerships") hereunder shall be collected only from Partnerships' assets and property as an Illinois partnership. No partner of the Partnerships shall be individually or personally liable to the Partnerships or Mortgagee on any claim arising out of this Agreement. Neither a deficit capital account nor an obligation to loan or contribute money of any of the Partnerships' general or limited partners shall be deemed an asset or property of the Partnerships. Provided, however, that all of the foregoing shall not in any way affect any rights Mortgagee may have, as a secured party or otherwise, hereunder or under the Note and Mortgage or any rights Mortgagee may have to:

(i) recover any damages, expenses or costs, including without limitation, reasonable attorneys' fees, incurred by Mortgagee as a result of fraud or waste to the collateral secured by the Mortgage, provided, however, in the event Mortgagee brings an action for fraud, the non-prevailing party shall pay the attorney fees and costs of the prevailing party.

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(ii) recover any condemnation or insurance proceeds or other similar funds or payments attributable to the collateral which under the terms of the Note or the Mortgage should have enured to Mortgagee thereunder or hereunder, or

(iii) recover any amounts received by Landlord for security deposits, advance rents, deposits for real estate taxes and/or insurance premiums and any other advance payments in connection with the collateral secured by the Mortgage.

12. Trustees Exculpation. This Agreement is executed by LaSalle National Trust, N.A., and Cole Taylor Bank, as successor to Harris Trust and Savings Bank, as Trustees, not individually or personally, but solely as Trustees as aforesaid, in the exercise of the power and authority conferred upon and vested in them as such Trustees, and it is expressly understood and agreed that nothing herein contained shall be construed as creating any liability on Trustees personally to pay any indebtedness arising or accruing under or pursuant to this Agreement, or to perform any covenant, undertaking, representation or agreement, either express or implied, contained in this Agreement, all such personal liability of Trustees, if any, being expressly waived by each and every person now or hereafter claiming any right under this Agreement.

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WITNESS the due execution of this instrument by the parties hereto the day and year first above written.

**MORTGAGEE:**

American National Bank and Trust Company of Illinois, an Illinois banking corporation

By: [Signature]  
Its V.P.

Attest: [Signature]  
Its Com. Banking Officer

**TENANT:**

Briskin Manufacturing Company, an Illinois corporation

By: [Signature]  
Its Spec. V.P.

Attest: \_\_\_\_\_  
Its \_\_\_\_\_

**LANDLORD:**

LaSalle National Trust, N.A. trustee and not individually under Trust Agreement dated January 15, 1979 and known as Trust No. 10-34881-09

By: [Signature] Assistant Vice President  
Its [Signature]  
Attest: [Signature] Assistant Secretary

Cole Taylor Bank, as successor to Harris Trust and Savings Bank, as trustee and not individually under Trust Agreement dated August 31, 1977 and known as Trust No. 37458

By: [Signature]  
Its [Signature]  
Attest: [Signature]

**TRUST OFFICES**

51st and Menard Investments, Ltd., an Illinois limited partnership

By: [Signature]  
Its General Partner

51st and Monitor Investments, Ltd., an Illinois limited partnership

By: [Signature]  
Its General Partner

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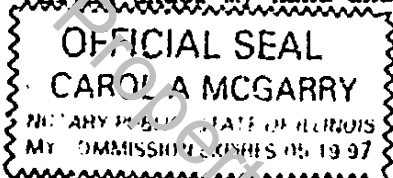
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STATE OF ILLINOIS )  
 ) SS  
COUNTY OF COOK )

The undersigned, a Notary Public in and for the State and County aforesaid, does hereby certify that PAUL C. CARLISLE and ISRA Z. EXOR, VICE President and officer Secretary, respectively, of the American National Bank and Trust Company of Chicago, an Illinois banking corporation, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their free and voluntary act and as the free and voluntary act of said Bank, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal Dec. 16, 1994.



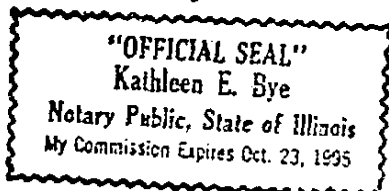
Carol A. McGarry  
Notary Public

STATE OF ILLINOIS )  
 ) SS  
COUNTY OF COOK )



The undersigned, a Notary Public in and for the State and County aforesaid, does hereby certify that Rosemary Collins and Corinne Bak, VICE President and Secretary, respectively, of LaSalle National Trust, N.A., as Trustee aforesaid, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their free and voluntary act and as the free and voluntary act of said Trustee, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal 10/17, 1994.

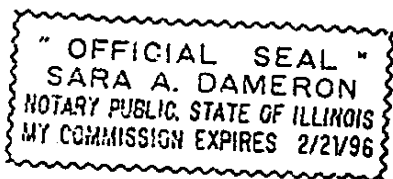


Kathleen E. Bye  
Notary Public

STATE OF ILLINOIS )  
 ) SS  
COUNTY OF COOK )

The undersigned, a Notary Public in and for the State and County aforesaid, does hereby certify that KENNETH E. PIEKUT and MARTIN S. EDWARDS, VICE President and TRUST OFFICER Secretary, respectively, of Cole Taylor Bank, as successor to Harris Trust and Savings Bank, as Trustee aforesaid, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their free and voluntary act and as the free and voluntary act of said Trustee, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal OCTOBER 21, 1994.



Sara A. Dameron  
Notary Public

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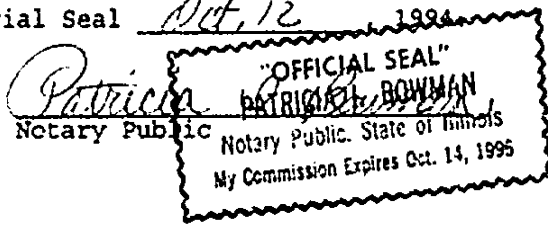
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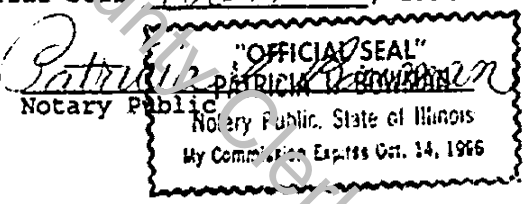
STATE OF ILLINOIS )  
 ) SS  
COUNTY OF C O O K )

The undersigned, a Notary Public in and for the State and County aforesaid, does hereby certify that Elmer Kaxtan, a general partner of 51st and Menard Investments, Ltd., an Illinois limited partnership, 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 said instrument as his free and voluntary act and as the free and voluntary act of said Partnership, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal Oct. 12, 1994.  


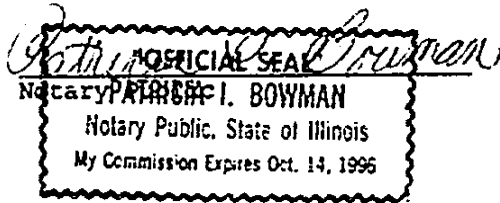
STATE OF ILLINOIS )  
 ) SS  
COUNTY OF C O O K )

The undersigned, a Notary Public in and for the State and County aforesaid, does hereby certify that Elmer Kaxtan, a general partner of 51st and Monitor Investments, Ltd., an Illinois limited partnership, 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 said instrument as his free and voluntary act and as the free and voluntary act of said Partnership, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal Oct. 12, 1994.  


STATE OF ILLINOIS )  
 ) SS  
COUNTY OF C O O K )

The undersigned, a Notary Public in and for the State and County aforesaid, does hereby certify that Elmer Kaxtan of Briskin Manufacturing Company, an Illinois corporation, 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 said instrument as his free and voluntary act and as the free and voluntary act of said corporation, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal Oct. 12, 1994.  


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## EXHIBIT A

### LEGAL DESCRIPTION:

#### Parcel 1:

THE NORTH 485.31 FEET OF THE SOUTH 526.31 FEET OF THE WEST 230.29 FEET OF THE EAST 255.29 FEET OF THAT PART OF THE SOUTHWEST  $\frac{1}{4}$  OF THE NORTHEAST  $\frac{1}{4}$  OF SECTION 8, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WEST OF A LINE DRAWN AT RIGHT ANGLES TO THE SOUTH LINE OF THE NORTHEAST  $\frac{1}{4}$  OF SAID SECTION AT THE SOUTHEAST CORNER OF THE SOUTHWEST  $\frac{1}{4}$  OF SAID NORTHEAST  $\frac{1}{4}$  OF SECTION 8, ALSO A TRIANGULAR PARCEL OF LAND IN THE SOUTHWEST  $\frac{1}{4}$  OF THE NORTHEAST  $\frac{1}{4}$  OF SECTION 8 AFORESAID DESCRIBED BY BEGINNING AT A POINT ON ABOVE DESCRIBED TRACT WHICH IS 17 FEET EAST OF THE NORTHWEST CORNER THEREOF, THENCE NORTH PARALLEL WITH THE WEST LINE OF ABOVE DESCRIBED TRACT EXTENDED A DISTANCE OF 179 FEET, THENCE SOUTHEASTERLY IN A STRAIGHT LINE TO A POINT ON NORTH LINE OF ABOVE DESCRIBED TRACT 34 FEET EAST OF THE NORTHWEST CORNER THEREOF, THENCE WEST 17 FEET TO POINT OF BEGINNING IN COOK COUNTY, ILLINOIS.

#### Parcel 2:

THAT PART OF THE SOUTHWEST  $\frac{1}{4}$  OF THE NORTHEAST  $\frac{1}{4}$  OF SECTION 8, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS BEGINNING AT A POINT 526.31 FEET NORTH OF THE SOUTH LINE OF SAID QUARTER QUARTER SECTION AND WHICH LIES ON A LINE DRAWN AT RIGHT ANGLES TO THE SOUTH LINE OF SAID QUARTER QUARTER SECTION, AND PASSES THROUGH A POINT ON SAID SOUTH LINE, SAID POINT BEING 25 FEET WEST OF THE SOUTHEAST CORNER OF SAID QUARTER QUARTER SECTION, THENCE CONTINUED NORTH ON SAID RIGHT ANGLE LINE, 300 FEET TO THE NORTH LINE OF THE SOUTH 826.31 FEET OF SAID QUARTER QUARTER SECTION, THENCE WEST ALONG SAID LINE 209.56 FEET, THENCE NORTHWESTERLY 27.29 FEET TO A POINT WHICH IS 212.29 FEET WEST OF A LINE DRAWN AT RIGHT ANGLES TO THE SOUTH LINE OF THE SOUTHWEST  $\frac{1}{4}$  OF THE NORTHEAST  $\frac{1}{4}$  ABOVE DESCRIBED AND WHICH IS ALSO 853.60 FEET NORTH OF THE SOUTH LINE OF SAID QUARTER QUARTER SECTION, THE SOUTHERLY 40.01 FEET TO A POINT 213.29 FEET WEST OF LINE HERETOFORE DESCRIBED AS DRAWN AT RIGHT ANGLES TO SOUTH LINE OF THE SOUTHWEST  $\frac{1}{4}$  OF THE NORTHEAST  $\frac{1}{4}$  OF SECTION 8, SAID POINT BEING 813.60 FEET NORTH OF THE SOUTH LINE OF SAID SOUTHWEST  $\frac{1}{4}$  OF THE NORTHEAST  $\frac{1}{4}$ , THENCE SOUTH ALONG A LINE WHICH IS 213.29 FEET WEST OF AND PARALLEL WITH THE AFORESAID LINE DESCRIBED AS DRAWN AT RIGHT ANGLES TO THE SOUTH LINE OF THE SOUTHWEST  $\frac{1}{4}$  OF THE NORTHEAST  $\frac{1}{4}$  OF SECTION 8 A DISTANCE OF 117.29 FEET THE SOUTHEASTERLY 170.85 FEET TO A POINT ON THE NORTH LINE OF THE SOUTH 526.31 FEET OF SAID QUARTER QUARTER SECTION WHICH IS 196.29 FEET WEST OF THE LINE DRAWN AT RIGHT ANGLES TO THE SOUTH LINE OF THE SOUTHWEST  $\frac{1}{4}$  OF THE NORTHEAST  $\frac{1}{4}$  OF SECTION 8 AS HERETOFORE DESCRIBED, THENCE EAST ALONG THE NORTH LINE OF THE AFORESAID SOUTH 526.31 FEET, A DISTANCE OF 196.29 FEET TO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS.

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## Parcel 3:

THAT PART OF THE SOUTHWEST  $\frac{1}{4}$  OF THE NORTHEAST  $\frac{1}{4}$  OF SECTION 8, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTH LINE OF SAID QUARTER QUARTER SECTION WHICH IS 255.29 FEET WEST OF THE SOUTHEAST CORNER THEREOF, THENCE NORTH AT RIGHT ANGLES TO THE SOUTH LINE OF SAID QUARTER QUARTER SECTION, 772.31 FEET, THENCE SOUTHWESTERLY IN A STRAIGHT LINE TO A POINT ON THE NORTH LINE OF THE SOUTH  $\frac{1}{4}$  OF THE SOUTHWEST  $\frac{1}{4}$  OF THE NORTHEAST  $\frac{1}{4}$  OF SAID SECTION 8 WHICH IS 25 FEET WEST OF THE LAST DESCRIBED LINE, THENCE WEST PARALLEL WITH THE SOUTH LINE OF SAID QUARTER QUARTER SECTION, 132 FEET, THENCE SOUTH AT RIGHT ANGLES TO THE NORTH LINE OF THE SOUTH  $\frac{1}{4}$  OF THE SOUTHWEST  $\frac{1}{4}$  OF THE NORTHEAST  $\frac{1}{4}$  OF SAID SECTION 8, 526.31 FEET, THENCE EAST 157 FEET TO THE POINT OF BEGINNING, EXCEPT THE SOUTH 40 FEET OF SAID DESCRIBED TRACT DEDICATED FOR STREET BY DOCUMENT 21597009 IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 5800 W. 51st Street, Chicago, Illinois  
P.I.N.: 19-08-202-003 (Parcel 1);  
19-08-202-026 (Parcel 2);  
19-08-202-019 (Parcel 3)

## Parcel 4:

THAT PART OF THE SOUTHWEST  $\frac{1}{4}$  OF THE NORTHEAST  $\frac{1}{4}$  OF SECTION 8, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTH LINE OF SAID QUARTER QUARTER SECTION, WHICH IS 674 FEET EAST OF THE SOUTHWEST CORNER THEREOF; THENCE CONTINUING EAST ALONG THE SAID LINE 195.11 FEET, MORE OR LESS, TO A POINT 462.29 FEET WEST OF THE SOUTHEAST CORNER OF THE AFORESAID QUARTER QUARTER SECTION; THENCE NORTH AT RIGHT ANGLES TO THE SOUTH LINE OF THE SOUTHWEST  $\frac{1}{4}$  OF THE NORTHEAST  $\frac{1}{4}$  OF THE SAID SECTION 618 FEET; THENCE WEST AT RIGHT ANGLES TO THE LAST COURSE, 177.11 FEET, MORE OR LESS, TO A POINT ON A LINE DRAWN AT RIGHT ANGLES TO THE SOUTH LINE OF THE SAID QUARTER QUARTER SECTION THROUGH A POINT 692 FEET EAST OF THE SOUTHWEST CORNER THEREOF; THENCE NORTHWESTERLY 170.95 FEET IN A STRAIGHT LINE TO A POINT 788 FEET NORTH OF THE SOUTH LINE OF THE SAID QUARTER QUARTER SECTION ON A LINE DRAWN AT RIGHT ANGLES TO THE SOUTH LINE THEREOF THROUGH A POINT 674 FEET EAST OF THE SOUTHWEST CORNER OF THE SAID QUARTER QUARTER SECTION; THENCE SOUTH ALONG SAID LINE 788 FEET TO THE POINT OF BEGINNING; (EXCEPTING FROM THE DESCRIBED TRACT THE SOUTH 40 FEET THEREOF RESERVED FOR USE AS A PRIVATE STREET) IN COOK COUNTY, ILLINOIS

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Parcel 5:

LOTS 1, 2, 47 AND 48 IN BLOCK 6, IN CRANE ARCHER AVENUE HOME ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE SOUTHEAST ¼ OF SECTION 8, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTHERLY FROM THE CENTER LINE OF ARCHER AVENUE, IN COOK COUNTY, ILLINOIS

COMMONLY KNOWN AS: 5852 W. 51st Street, Chicago, Illinois

P.I.N.:  
19-08-202-025 (Parcel 4);  
19-08-402-025 (Parcel 5, Lot 1);  
19-08-402-026 (Parcel 5, Lot 2);  
19-08-402-002 (Parcel 5, Lot 47);  
19-08-402-001 (Parcel 5, Lot 48)

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