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Prepared by:

Steven N. Zaris
McCarthy Duffy
180 N. LaSalle, Suite 1400
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Doc#: 0504039063
Eugene "Gene" Moore Fee: \$36.00
Cook County Recorder of Deeds
Date: 02/09/2005 10:23 AM Pg: 1 of 7

When Recorded Mail To :

Barry A. Cemin
Weinberg Richmond LLP
333 W. Wacker Suite 1800
Chicago, Illinois 60606

QUIT CLAIM DEED

THE GRANTOR, HSA- PCP O'HARE EAST I, LTD. a Texas limited partnership, holder of an undivided interest in the real property described in Exhibit A attached hereto (the "Real Property"), for the consideration of Ten and no/100 Dollars in hand paid, CONVEYS and QUIT CLAIMS:

An undivided 11.00% interest in the Real Property to JES NEW RIVER, LLC, an Illinois limited liability company,

in tenancy in common, situated in the County of Cook in the State of Illinois.

Address of Property: 3708 N. River Road, Franklin Park, Illinois

P.I.N.: 12-22-100-163-0000

TO HAVE AND TO HOLD said premises in tenancy in common forever.

DATED this 31st day of January, 2005

County-Illinois Transfer Stamps
Exempt Under Provisions of Paragraph E
Section 4, Real Estate Transfer Act.

Box 400-CTCC

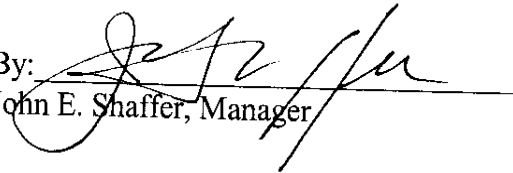
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IN WITNESS WHEREOF, said party of the first part has caused his name to be signed to these presents as of the day and year first above written.

HSA-PCP O'Hare East I, Ltd.
a Texas limited partnership

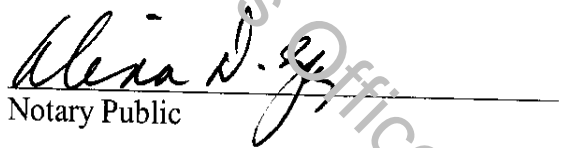
By: HSA-River, LLC,
an Illinois limited liability company
Its General Partner

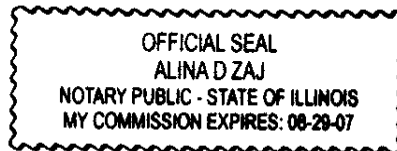
By: 
John E. Shaffer, Manager

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a notary public in and for said County, in the State aforesaid, do hereby certify that John E. Shaffer personally known to me to be the Manager of HSA-River, LLC, an Illinois limited liability company, 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 as such Manager he signed and delivered the said instrument and caused pursuant to proper authority as his free and voluntary act and as the free and voluntary act and deed of said Company for the uses and purposes therein set forth.

Given under my hand and official seal this 31st day of January, 2005.


Notary Public



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EXHIBIT A

LEGAL DESCRIPTION

PARCEL 1:

THE SOUTH 1/2 OF THE SOUTH 1/2 OF THE NORTHWEST FRACTIONAL 1/4 OF FRACTIONAL SECTION 22, TOWNSHIP 40 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING EAST OF THE 66 FOOT RIGHT-OF-WAY OF THE CHICAGO, MINNEAPOLIS AND SAULT SAINTE MARIE RAILWAY COMPANY, EXCEPT THAT PART BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT THE POINT OF INTERSECTION OF THE SOUTH LINE OF THE NORTHWEST FRACTIONAL 1/4 OF SAID FRACTIONAL SECTION 22, AFORESAID, WITH THE NORTHERLY EXTENSION OF THE WEST LINE OF LOT 1 IN BLOCK 4 OF VOLK BROS.' RIVER DRIVE ADDITION TO FRANKLIN PARK IN ROBINSON'S RESERVE AND FRACTIONAL SECTION 22 AFORESAID; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, ALONG SAID SOUTH LINE OF THE NORTHWEST FRACTIONAL 1/4, A DISTANCE OF 157.21 FEET TO THE POINT OF INTERSECTION WITH A LINE DRAWN 10.0 FEET EAST OF AND PARALLEL WITH THE WEST LINE AND ITS NORTHERLY EXTENSION OF MARTENS STREET (BEING A LINE 33.00 FEET WEST OF AND PARALLEL WITH THE WEST LINE OF BLOCK 4) IN SAID VOLK BROS.' RIVER DRIVE ADDITION TO FRANKLIN PARK IN ROBINSON'S RESERVE AND FRACTIONAL SECTION 22 AFORESAID; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, ALONG SAID SOUTH LINE OF THE NORTHWEST FRACTIONAL 1/4, A DISTANCE OF 157.21 FEET TO THE POINT OF INTERSECTION WITH A LINE DRAWN 10.00 FEET EAST OF AND PARALLEL WITH THE WEST LINE AND ITS NORTHERLY EXTENSION OF MARTENS STREET (BEING A LINE 33.00 FEET WEST OF AND PARALLEL WITH THE WEST LINE OF BLOCK 4) IN SAID VOLK BROS.' RIVER DRIVE ADDITION TO FRANKLIN PARK; THENCE NORTH 0 DEGREES 16 MINUTES 15 SECONDS WEST, 30.00 FEET, ALONG SAID LINE 10.00 FEET EAST OF AND PARALLEL TO A LINE 30.00 FEET NORTH OF AND PARALLEL WITH THE AFORESAID SOUTH LINE OF THE NORTHWEST FRACTIONAL 1/4; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, ALONG SAID PARALLEL LINE, 157.25 FEET TO THE NORTHERLY EXTENSION OF THE WEST LINE OF LOT 1 IN SAID BLOCK; THENCE SOUTH 0 DEGREES 07 MINUTES 47 SECONDS EAST, ALONG SAID NORTHERLY EXTENSION; 30.00 FEET TO THE PLACE OF BEGINNING, AND EXCEPT THAT PART BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID NORTHWEST FRACTIONAL 1/4 OF SECTION 22 AFORESAID; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, ALONG THE SOUTH LINE THEREOF, 293.42 FEET TO THE POINT OF BEGINNING OF THE FOLLOWING DESCRIBED PARCEL OF LAND; THENCE CONTINUING SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, ALONG SAID SOUTH LINE, 179.93 FEET TO THE POINT OF INTERSECTION WITH THE NORTHERLY EXTENSION OF THE WEST LINE OF LOT 1 IN BLOCK 4 IN VOLK BROS.' RIVER DRIVE ADDITION TO FRANKLIN PARK IN ROBINSON'S RESERVE AND FRACTIONAL SECTION 22 AFORESAID; THENCE NORTH 0 DEGREES 07 MINUTES 47 SECONDS WEST, 30.00 FEET ALONG SAID NORTHERLY EXTENSION TO A LINE DRAWN 30.00

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FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF SAID NORTHWEST FRACTIONAL 1/4 OF FRACTIONAL SECTION 22; THENCE NORTH 90 DEGREES 00 MINUTES SECONDS EAST, ALONG SAID PARALLEL LINE, 139.83 FEET; THENCE SOUTH 53 DEGREES 14 MINUTES 23 SECONDS EAST, 50.13 FEET TO THE PLACE OF BEGINNING, AND EXCEPT THAT PART BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID NORTHWEST FRACTIONAL 1/4 OF SECTION 22 AFORESAID; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, ALONG THE SOUTH LINE THEREOF, 293.42 FEET; THENCE NORTH 53 DEGREES 14 MINUTES 23 SECONDS WEST, 50.13 FEET TO A LINE DRAWN 30.00 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF SAID NORTHWEST FRACTIONAL 1/4 OF FRACTIONAL SECTION 22; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, ALONG SAID PARALLEL LINE, 333.43 FEET TO THE EAST LINE OF SAID NORTHWEST FRACTIONAL 1/4; THENCE SOUTH 0 DEGREES 16 MINUTES 53 SECONDS EAST, ALONG SAID EAST LINE, 30.00 FEET TO THE POINT OF BEGINNING AND EXCEPT THAT PART DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE NORTH LINE OF SOUTH 1/2 OF THE SOUTH 1/2 OF THE NORTH WEST FRACTIONAL 1/4 AFORESAID WITH THE WEST LINE OF THE SOUTH SECTION OF ALEXANDER ROBINSON'S RESERVE IN TOWNSHIP 40 NORTH, RANGE 12 EAST AFORESAID; THENCE SOUTH 0 DEGREES 16 MINUTES 53 SECONDS EAST, ALONG SAID WEST LINE, 49.61 FEET TO A POINT ON A LINE DRAWN 608.50 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF THE NORTHWEST FRACTIONAL 1/4 AFORESAID PARALLEL LINE, 1096.78 FEET TO THE EASTERLY LINE OF THE 66 FOOT RIGHT-OF-WAY AFORESAID; THENCE NORTH 13 DEGREES 01 MINUTES 00 SECONDS WEST, ALONG SAID EASTERLY LINE, 51.85 FEET TO SAID NORTH LINE; THENCE SOUTH 39 DEGREES 57 MINUTES 12 SECONDS EAST, ALONG SAID NORTH LINE, 1108.21 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR THE BENEFIT OF PARCEL 1 AS CREATED BY AMENDED AND RESTATED RECIPROCAL EASEMENT AGREEMENT BY AND BETWEEN OLD RIVER, LLC, AN ILLINOIS LIMITED LIABILITY COMPANY AND HSA-PCP O'HARE EAST I, LTD., A TEXAS LIMITED PARTNERSHIP, DATED OCTOBER 25, 2000 AND RECORDED NOVEMBER 3, 2000 AS DOCUMENT 00868356:

(A) 40 FOOT CROSS ACCESS EASEMENT, AND AN ACCESS EASEMENT FOR PEDESTRIAN, VEHICULAR INGRESS AND EGRESS TO AND FROM IVANHOE ROAD AND RIVER ROAD AS DEPICTED ON EXHIBIT C ATTACHED THERETO.

(B) STORM SEWER EASEMENTS AND DETENTION AND DRAINAGE EASEMENT OVER THOSE PORTIONS OF THE LAND, DEPICTED ON EXHIBIT C ATTACHED THERETO, AS ARE NECESSARY TO USE AND MAINTAIN THE STORM SEWERS, DRAINAGE DITCHES AND RETENTION POND.

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(C) WATER MAIN EASEMENTS UNDER AND THROUGH THOSE PORTIONS OF THE LAND, DEPICTED ON EXHIBIT C ATTACHED THERETO, FOR THE MAINTENANCE OF CERTAIN WATER LINES TO BE LOCATED UNDERGROUND FOR THE PURPOSE OF SERVING THE LAND WITH WATER FOR DRINKING AND FOR SPRINKLING SYSTEMS.

Commonly Known As: 3708 River Road, Franklin Park, Illinois

Property of Cook County Clerk's Office

STATE OF ILLINOIS

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COUNTY OF COOK

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) SS.
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AFFIDAVIT - PLAT ACT

The undersigned, the owner of the property described in the attached deed, being duly sworn on oath, states that the attached deed is not in violation of 765 Illinois Compiled Statutes Section 205/1 for one or more of the following reasons:

1. **The sale or exchange is of an entire tract of land not being part of a larger tract of land.**
2. The division or subdivision of land is into parcels or tracts of five acres or more in size which does not involve any new streets or easements of access.
3. The division is of lots or blocks of less than one acre in any recorded subdivision which does not involve any new streets or easements of access.
4. The sale or exchange of parcels of land is between owners of adjoining and contiguous land.
5. The conveyance is of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
6. The conveyance is of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
7. The conveyance is of land for highway or other public purposes or grants of conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
8. The conveyance is made to correct descriptions in prior conveyances.
9. The sale or exchange is of parcels or tracts of land following the division into no more than two parts of a particular parcel or tract of land existing on July 17, 1959 and not involving any new streets or easements of access.
10. The sale is of a single lot of less than five acres from a larger tract, the dimensions and configurations of said larger tract having been determined by the dimensions and configuration of said larger tract on October 1, 1973, and no sale, prior to this sale, or any lot or lots from said larger tract having taken place since October 1, 1973 and a survey of said single lot having been made by a registered land surveyor.

THE APPLICABLE STATEMENT OR STATEMENTS ABOVE ARE CIRCLED.

AFFIANT further states that he/she makes this affidavit for the purpose of inducing the Recorder of Cook County, State of Illinois, to accept the attached deed for recording.

SUBSCRIBED AND SWORN TO before me
this 31st day of January, 2004

Grace Fill

Notary Public

HSA-PCP O'Hare East 1, Ltd.

By: HSA-River, LLC
Its: General Partner

By: *John E. Shaffer*

John E. Shaffer, Manager



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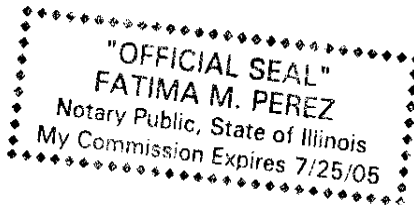
STATEMENT BY GRANTOR AND GRANTEE

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 and hold title to real estate under the laws of the State of Illinois.

Dated JAN 31, 2005 Signature: Wm. Parker
Grantor or Agent

Subscribed and sworn to before me by the
said William Tohill
this 31st day of January, 2005

[Signature]
Notary Public

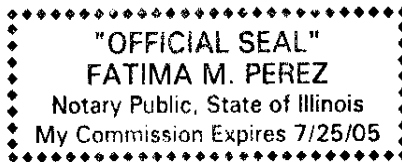


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to 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 JAN 31, 2005 Signature: Wm. Parker
Grantee or Agent

Subscribed and sworn to before me by the
said William Tohill
this 31st day of January, 2005

[Signature]
Notary Public



NOTE: Any person who knowingly submits a false statement concerning the identity 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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]