



Doc#: 0533642003 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 12/02/2005 07:58 AM Pg: 1 of 9

1/2/05

This indenture made this 24<sup>TH</sup> day of OCTOBER, 2005, between CHICAGO TITLE LAND TRUST COMPANY, successor trustee to LASALLE BANK NATIONAL ASSOCIATION, a corporation of Illinois, as Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said company in pursuance of a trust agreement dated the 22nd day of August, 1972, and known as Trust Number 44640, party of the first part, and 2154-56 W. Division Properties LLC, party of the second part.

copy

WITNESSETH, That said party of the first part in consideration of the sum of TEN and no/100 DOLLARS (\$10.00) AND OTHER GOOD AND VALUABLE considerations in hand paid, does hereby CONVEY AND QUITCLAIM unto said party of the second part, the following described real estate, situated in COOK County, Illinois, to wit:

Reserved For Recorder's Office

9  
B

SEE EXHIBIT 'A' ATTACHED HERETO FOR LEGAL DESCRIPTION AS TO PARCEL 1  
SEE EXHIBIT "B FOR RESTRICTIVE COVENANT AND ENFORCEMENT

nm

PROPERTY ADDRESS: 2154-56 W. DIVISION STREET, CHICAGO, IL.

PERMANENT TAX NUMBER: 17-06-128-019-0000 and 17-06-128-020-0000

dfs

together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same unto said party of the second part forever, not in tenancy in common, but in joint tenancy.

This Deed is executed pursuant to and in the exercise of the power and authority granted to and vested in said trustee by the terms of said deed or deeds in trust delivered to said trustee in pursuance of the trust agreement above mentioned. This deed is made subject to the lien of every trust deed or mortgage (if any there be) of record in said county to secure the payment of money, and remaining unreleased at the date of the delivery hereof.

tr

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be affixed, and has caused its name to be signed to these presents by its Trust Officer, the day and year first above written.

CHICAGO TITLE LAND TRUST COMPANY,  
as Trustee as Aforesaid

By: Glenn J. Rukta  
Trust Officer

228982e

City of Chicago  
Dept. of Revenue  
403890



Real Estate  
Transfer Stamp  
\$5,940.00

11/04/2005 13:47 Batch 11831 52

BOX 334 CTI

# UNOFFICIAL COPY

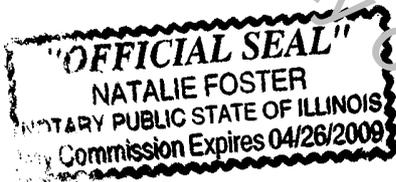
State of Illinois  
County of Cook

SS.

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that the above named Trust Officer of **CHICAGO TITLE LAND TRUST COMPANY**, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Trust Officer appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his own free and voluntary act and as the free and voluntary act of the Company; and the said Trust Officer then and there caused the corporate seal of said Company to be affixed to said instrument as his/her own free and voluntary act and as the free and voluntary act of the Company.

Given under my hand and Notarial Seal this 24<sup>TH</sup> day of **OCTOBER, 2005**.

*Natalie Foster*  
\_\_\_\_\_  
NOTARY PUBLIC



This instrument was prepared by:  
**CHICAGO TITLE LAND TRUST COMPANY**  
181 W. Madison St.  
ML04LT  
Chicago, IL 60602

AFTER RECORDING, PLEASE MAIL TO:

NAME Gray M. Adelman  
ADDRESS 217 W. Washington Street  
CITY, STATE, ZIP CODE Round Lake Ill. 60073

OR BOX NO. \_\_\_\_\_

SEND TAX BILLS TO:

NAME 2154-56 W. Division Properties, LLC  
ADDRESS 1-158th Place  
CITY, STATE, ZIP CODE Calumet City Ill. 60409

STATE OF ILLINOIS



NOV.-9.05

REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 0068014908

REAL ESTATE TRANSFER TAX
0079200
FP 103032

COOK COUNTY  
REAL ESTATE TRANSACTION TAX



NOV.-9.05

REVENUE STAMP

# 000015001

REAL ESTATE TRANSFER TAX
0039600
FP 103034

**UNOFFICIAL COPY****EXHIBIT A****LEGAL DESCRIPTION****PARCEL 1:**

LOT 24 (EXCEPT THE WEST 1.25 FEET THEREOF) IN THE SUBDIVISION OF THE NORTH PART OF BLOCK 2 IN SUFFERN'S SUBDIVISION OF THE SOUTHWEST 1/4 OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

**ALSO**

LOT 25 AND WEST 1.25 FEET OF LOT 24 IN THE SUBDIVISION OF THE NORTH PART OF BLOCK 2 IN SUFFERN'S SUBDIVISION OF THE SOUTHWEST 1/4 OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

**PARCEL 2:**

LOTS 17 AND 18 IN A.N. WATERMAN'S SUBDIVISION OF THE WEST 5 ACRES OF THE SOUTH 25 ACRES OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PINs:           17-06-128-019-0000  
                  17-06-128-020-0000  
                  17-06-302-039-0000  
                  17-06-302-040-0000

# UNOFFICIAL COPY

## EXHIBIT "B"

As to Parcel 1, 2154-56 W. Division Street, Chicago, IL, the Grantee will be "2154-56 W. Division Properties LLC", and shall be subject to the Restrictive Covenant (as defined below).

As to Parcel 2, 2155-57 W. Division Street, Chicago, IL, the Grantee will be "2155-57 W. Division Properties LLC", and shall be subject to the Restrictive Covenant (as defined below).

**Restrictive Covenant.** Title to the Property shall be subject to this restrictive covenant pursuant to which Grantee and, with respect to any portion of the Property used for non-residential purposes (such property the "Effected Property") shall, at all times, comply with those certain Ethical and Religious Directives for Catholic Health Care ("Directives"), as amended from time to time, and as promulgated by the Roman Catholic Church, or an affiliate thereof. In addition, Grantee, with respect to the Effected Property, will not establish, own, operate, lease or otherwise facilitate the operation of a health care services provider, including any diagnostic services provider, on the Property without the prior written consent of the owners of record for the properties legally described on Exhibit "1" attached hereto, and a covenant relating to same shall be inserted into all leases, licenses, space sharing agreements, deeds, and documents of similar type, for any individual or entity who occupies, uses, or leases the Property, or a portion thereof. This restrictive covenant shall be binding upon Grantee, and its successors and assigns, and shall run with the Property.

**Enforcement.** In the event of a default by any Grantee or its successors or assigns of the Restrictive Covenant, Grantor, its successors, and assigns shall have any and all remedies available to it at law or in equity to seek damages resulting from such breach or to seek specific performance or other equitable relief to cause such party to perform any obligation hereunder.

# UNOFFICIAL COPY

## EXHIBIT "1"

### LEGAL DESCRIPTIONS OF PROPERTY BENEFITTED BY RESTRICTIVE COVENANT

THE SOUTH ½ (EXCEPT THE NORTH 33 FEET THEREOF TAKEN FOR WEST HADDON AVENUE), OF BLOCK 3 IN SUFFERN'S SUBDIVISION OF THE SOUTHWEST ¼ OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE 3<sup>RD</sup> PRINCIPAL MERIDIAN, ALL IN COOK COUNTY, ILLINOIS.

*ALSO*

LOTS 1 AND 2, THE WEST ½ OF LOT 7, ALL OF LOTS 8 TO 45, INCLUSIVE, THE VACATED 16 FOOT ALLEY EAST OF AND ADJOINING SAID LOT 45 AND LOTS 46 TO 50, INCLUSIVE, IN THE SUBDIVISION OF THE NORTH PART OF BLOCK 3 IN SUFFERN'S SUBDIVISION, AFORESAID.

*ALSO*

LOTS 1, 2, 3 AND 4 IN THE RESUBDIVISION OF LOTS 3 TO 6, INCLUSIVE, AND THE EAST ½ OF LOT 7 IN THE SUBDIVISION OF THE NORTH PART OF BLOCK 3 IN SUFFERN'S SUBDIVISION, AFORESAID.

*ALSO*

ALL OF THE PUBLIC ALLEYS AND ALL OF THAT PART OF WEST HADDON AVENUE VACATED BY ORDINANCE PASSED BY THE CITY COUNCIL OF THE CITY OF CHICAGO ON NOVEMBER 12, 1971 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON JANUARY 4, 1972 AS DOCUMENT NUMBER 21766647.

*ALSO KNOWN AS: 2233 WEST DIVISION STREET, CHICAGO, ILLINOIS*

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PARCEL 1:

LOTS 1 TO 5 INCLUSIVE IN OWNER'S DIVISION OF LOTS 1, 4, 5, 8, 9 AND 12 IN SUBDIVISION OF BLOCK 15 IN WATSON, TOWER AND DAVIS SUBDIVISION OF THE WEST ½ OF THE NORTHWEST ¼ OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED MARCH 11, 1924 AS DOCUMENT NO. 8313862 IN COOK COUNTY, ILLINOIS.

*ALSO*

PARCEL 2:

THE SOUTH EFFET OF LOT 10 AND ALL OF LOTS 2, 11, 16, 17, 20, 21, 24, 25, 28 TO 47 INCLUSIVE IN SUBDIVISION OF BLOCK 15 IN WATSON, TOWER AND DAVIS SUBDIVISION OF THE WEST ½ OF THE NORTHWEST ¼ OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED JULY 10, 1857 (ANTE FIRE) IN COOK COUNTY, ILLINOIS.

*ALSO*

PARCEL 3:

LOTS 1 TO 11 INCLUSIVE IN S.W. HULL'S RESUBDIVISION OF LOTS 14, 15, 18, 19, 22, 23, 26 AND 27 OF BLOCK 15 IN WATSON, TOWER AND DAVIS SUBDIVISION OF THE WEST ½ OF THE NORTHWEST ¼ OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 20, 1888 AS DOCUMENT NO. 994544 IN COOK COUNTY, ILLINOIS.

*ALSO*

PARCEL 4:

LOTS 1 TO 47 INCLUSIVE IN THE SUBDIVISION OF BLOCK 16 IN DAVIS SUBDIVISION OF THE WEST ½ OF THE NORTHWEST ¼ OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 27, 1872 AS DOCUMENT NO. 10840 IN COOK COUNTY, ILLINOIS

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*ALSO*

PARCEL 5:

LOTS 1 TO 3 INCLUSIVE IN THE RESUBDIVISION OF LOTS 3, 6, 7 AND 10 EXCEPT THE SOUTH 6 FEET OF THE SUBDIVISION OF BLOCK 15 IN WATSON, TOWER AND DAVIS SUBDIVISION OF THE WEST ½ OF THE NORTHWEST ¼ OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 8, 1910 AS DOCUMENT NO. 4506825 IN COOK COUNTY, ILLINOIS.

*TOGETHER WITH*

THAT PORTION OF VACATED NORTH BELL AVENUE AND THOSE PORTIONS OF VACATED ALLEYS ADJACENT AND ADJOINING.

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## PARCEL 1:

BLOCK 6 IN WATSON, TOWER AND DAVIS' SUBDIVISION OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPTING FROM SAID BLOCK 6 THE FOLLOWING DESCRIBED PARCEL:

THAT PART OF BLOCK 6 IN WATSON, TOWER AND DAVIS' SUBDIVISION OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF BLOCK 6, AFORESAID, BEING THE INTERSECTION OF THE SOUTH LINE OF WEST LEMOYNE STREET WITH THE EAST LINE OF NORTH CLAREMONT AVENUE AND RUNNING THENCE SOUTH ALONG THE WEST LINE OF SAID BLOCK 6, BEING ALSO THE EAST LINE OF NORTH CLAREMONT AVENUE, A DISTANCE OF 105.19 FEET;

THENCE EAST ALONG A LINE WHICH IS PERPENDICULAR TO SAID WEST LINE OF BLOCK 6, A DISTANCE OF 189.49 FEET;

THENCE SOUTH ALONG A LINE WHICH IS PARALLEL WITH SAID WEST LINE OF BLOCK 6, A DISTANCE OF 41.07 FEET, TO AN INTERSECTION WITH A STRAIGHT LINE WHICH IS PERPENDICULAR TO THE EAST LINE OF SAID BLOCK 6, AT A POINT 147.10 FEET SOUTH OF THE NORTHEAST CORNER THEREOF;

THENCE EAST ALONG SAID LAST DESCRIBED PERPENDICULAR LINE, A DISTANCE OF 7.52 FEET TO THE AFORESAID POINT ON SAID EAST LINE OF BLOCK 6;

THENCE NORTH ALONG SAID EAST LINE OF BLOCK 6, BEING ALSO THE WEST LINE OF NORTH OAKLEY AVENUE, SAID DISTANCE OF 147.10 FEET TO THE NORTHEAST CORNER OF SAID BLOCK 6; AND

THENCE WEST ALONG THE NORTH LINE OF SAID BLOCK 6, BEING ALSO THE SOUTH LINE OF WEST LEMOYNE STREET, A DISTANCE OF 265.98 FEET, TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

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PARCEL 2:

LOTS 1 TO 24, BOTH INCLUSIVE, AND LOTS 26 TO 48, BOTH INCLUSIVE, ALL IN BLOCK 5 (EXCEPTING FROM SAID LOTS 26 TO 48, THAT PART LYING WEST OF A LINE 50.00 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF SECTION 6, AFORESAID, TAKEN FOR WIDENING OF NORTH WESTERN AVENUE), TOGETHER WITH THE 16 LOT VACATED ALLEY WHICH LIES EAST OF AND ADJOINING SAID LOTS 1 TO 23, ALL IN M.B. BOGUE'S SUBDIVISION OF BLOCKS 1, 2, 4 AND 5 IN WATSON, TOWER AND DAVIS' SUBDIVISION OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS