

8336013 DI Jagan

CVS

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Prepared By:
Lorne O. Liechty, Esq.
Liechty & McGinnis, P.C.
7502 Greenville Avenue, Suite 750
Dallas, Texas 75231

Doc#: 0708541133 Fee: \$32.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/26/2007 02:57 PM Pg: 1 of 5

**RECORDING REQUESTED BY AND
WHEN RECORDED RETURN TO:**
Otten, Johnson, Robinson, Neff & Ragonetti, P.C.
950 17th Street, Suite 1600
Denver, Colorado 80202
Attention: Frank L. Robinson, Esq.

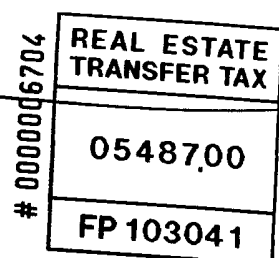
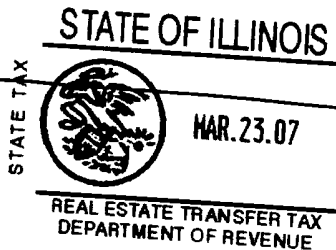
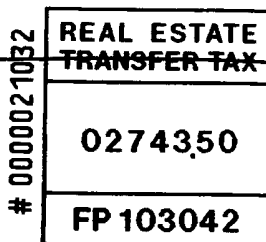
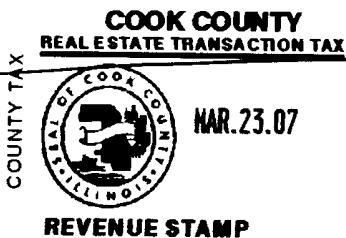
Name and Address of Taxpayer:
CVS Corporation
One CVS Drive
Woonsocket, Rhode Island 02385
Attn: Property Administration Dept.
Store No. 8751

SPECIAL WARRANTY DEED (FEE)

HIGHLAND PARK CVS, L.L.C., an Illinois limited liability company ("Grantor"), for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) in hand paid to Grantor by **SCP 2006-C23-032 LLC**, a Delaware limited liability company ("Grantee"), whose mailing address is 252 Clayton Street, Fourth Floor, Denver, Colorado 80206, and for other good and valuable consideration, the receipt and sufficiency of which consideration are hereby acknowledged, has GRANTED, SOLD and CONVEYED, and by these presents does GRANT, SELL, and CONVEY, unto Grantee that certain tract of real property located in Cook County, Illinois, as more particularly described on Exhibit A attached hereto, incorporated herein, and made a part hereof for all purposes, together with any and all easements, rights, interests and appurtenances appertaining thereto, and any and all of the buildings, improvements and fixtures located thereon (said real property, together with any and all of the related buildings, improvements, fixtures, easements, rights, interests and appurtenances belonging or appertaining thereto, being herein collectively referred to as the "Property").

TO HAVE AND TO HOLD the Property unto Grantee, its heirs, executors, administrators, legal representatives, successors and assigns forever, subject to the matters herein stated; and Grantor does hereby bind itself and its successors and assigns to WARRANT AND FOREVER DEFEND all and singular the Property unto Grantee, its heirs, executors, administrators, legal representatives, successors and assigns, against every person lawfully claiming by, through, or under Grantor, but not otherwise; provided, that this conveyance and the warranty of Grantor herein contained are subject to those matters set forth in Exhibit B attached hereto and made a part hereof.

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BOOK 4472

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EXHIBIT A

Legal Description

Permanent Index Number: _____

Common Address of Property: 4051 N. Lincoln
Chicago, Illinois

Property of Cook County Clerk's Office

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Store No. 8751
Chicago, IL

EXHIBIT A

LEGAL DESCRIPTION

That part of Block 12 in William B. Ogden's Subdivision of the Southwest quarter of Section 18, Township 40 North, Range 14 East of the Third Principal Meridian, described as follows:

Commencing at the point of intersection of the Westerly line of Robey Street (also known as Damen Avenue) with the South line of Belle Plaine Avenue; thence South 225 feet along the West line of said Robey Street (also known as Damen Avenue); thence West on a line perpendicular to the Westerly line of Robey Street and parallel to said Belle Plaine Avenue to the East line of Lincoln Avenue; thence North along the East line of Lincoln Avenue to the South line of Belle Plaine Avenue; thence East on said South line of Belle Plaine Avenue to the point of beginning, being the North 225 feet of said Block measured along the Westerly line of Robey Street from a point in its intersection with the South line of Belle Plaine Avenue, all in Cook County, Illinois.

APN: 14-18-328-001

Office of Cook County Clerk's Office

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Store #8751
Chicago, IL

EXHIBIT B

PERMITTED EXCEPTIONS

1. Real estate taxes for the year 2006, a lien not due or payable.
2. Party Wall rights of the owners of the property South and adjoining the land, as established by Agreement dated February 10, 1925, as disclosed by Affidavit recorded April 24, 1967 as Document No. 20117976, and the terms, covenants, and provisions as contained therein.

Property of Cook County Clerk's Office