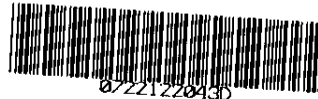


ALBANK

UNOFFICIAL COPY

**TRUSTEE'S DEED
TENANTS IN
COMMON**



Doc#: 0722122043 Fee: \$32.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 08/09/2007 11:31 AM Pg: 1 of 5

After Recording Mail to:

David Klein, Esq.
1901 Avenue of the Stars
Suite 500
Los Angeles, CA 90067

Name and Address of Taxpayer:

NMG Melrose Park LLC
c/o New Merit Merit Companies
5850 Coppage Ave.
Suite 650
Woodland Hills, CA 91367

8359941DZMM ①

THIS INDENTURE, made this August 8, 2007 between ALBANY BANK & TRUST COMPANY N.A., an association organized under the laws of the United States of America, as Trustee under the provisions of a Deed or Deeds in Trust, duly recorded and delivered to said Bank in pursuance of a Trust Agreement dated February 22, 2002, and known as Trust Number 11-5829, Party of the First Part, See attached EXHIBIT A hereto, Parties of the Second Part;

WITNESSETH, that said Party of the First Part, in consideration of the sum of TEN and NO/100 DOLLARS, and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto said Parties of the Second Part, as TENANTS IN COMMON, the following described real estate situated in Cook County, Illinois, to wit:

SEE EXHIBIT B ATTACHED HERETO

PIN # SEE EXHIBIT B ATTACHED HERETO

Property Address: Winston Plaza Shopping Center, 1000 Winston Plaza, Melrose Park, Illinois

together with the tenements and appurtenances thereunto belonging; TO HAVE AND TO HOLD the same unto said Parties of the Second Part forever, AS TENANTS IN COMMON.

This deed is executed by the Party of the First Part, as Trustee, as aforesaid, pursuant to and in the exercise of the power and authority granted to and vested in it by the terms of said Deed or Deeds in Trust and the provisions of said Trust Agreement above mentioned, and of every other power and authority thereunto enabling. SUBJECT, HOWEVER, to; the liens of all Trust Deeds and/or Mortgages upon said real estate, if any, of record in said county; all unpaid general taxes and special assessments; building lines; buildings, liquor and other restrictions of record, if any; Zoning and Building Laws and Ordinances; easements of record, if any; and rights of tenants in possession, as tenants only.

UNOFFICIAL COPY

IN WITNESS WHEREOF, said Party of the First Part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Trust Officer and attested by its Vice President, the day and year first above written.

ALBANY BANK & TRUST COMPANY N.A., As Trustee aforesaid

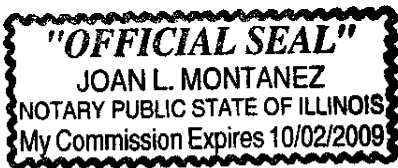
By: [Signature] Trust Officer

Attest: [Signature] Vice President

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 the above named Trust Officer and the above named Vice President 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, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this August 6, 2007



[Signature]
Notary Public

Illinois Transfer Stamp – Exempt under provisions of paragraph _____ section 4, Real Estate Transfer Act

Buyer, Seller or Representative

Prepared by: Joan Montanez, Administrative Assistant, Albany Bank & Trust Company N.A., 3400 W. Lawrence Ave., Chicago, IL 60625-5188 - 267.7300, Ext. 267 FAX 773.267.9405

**DO NOT MAIL RECORDED DEED TO ALBANY BANK.
MAIL TO GRANTEE OR GRANTEE'S ATTORNEY OR AGENT.**

UNOFFICIAL COPY

EXHIBIT A

Names of Grantees

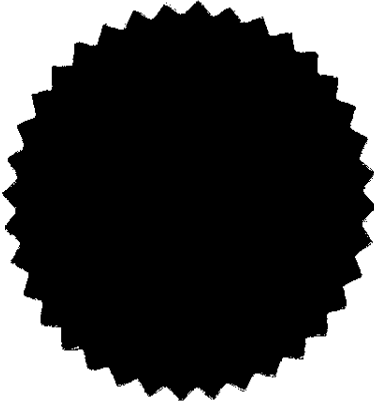
MELROSE PARK EQUITY, LLC,
a Delaware limited liability company (as to an undivided 25.21% interest)

MELROSE PARK INVESTMENTS, L.P.,
a California limited partnership (as to an undivided 19.97% interest)

MELROSE PARK ASSOCIATES, LLC,
a Delaware limited liability company (as to an undivided 5.59% interest)

NMC MELROSE PARK, LLC,
a California limited liability company (as to an undivided 18.67% interest)

NMC GROVE MELROSE, LLC,
a Delaware limited liability company (as to an undivided 30.56% interest)



Property of Cook County Clerk's Office

STATE OF ILLINOIS



AUG.-9.07

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000017169

REAL ESTATE
TRANSFER TAX

4950000

FP 103037

COOK COUNTY
REAL ESTATE TRANSACTION TAX

COUNTY TAX



AUG.-9.07

REVENUE STAMP

0000029464

REAL ESTATE
TRANSFER TAX

2475000

FP 103042

UNOFFICIAL COPY

EXHIBIT B

LEGAL DESCRIPTION And PERMANENT REAL ESTATE INDEX NUMBERS

A PARCEL OF LAND IN THE NORTHEAST 1/4 OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT 94.82 FEET SOUTH OF THE NORTH LINE OF AFORESAID SECTION 3 AND 33.0 FEET WEST OF THE EAST LINE OF AFORESAID SECTION 3, BEING THE INTERSECTION OF WEST LINE OF 9TH AVENUE AND THE SOUTH LINE OF NORTH AVENUE; THENCE NORTH 89 DEGREES 42 MINUTES 10 SECONDS WEST IN THE SOUTH LINE OF AFORESAID NORTH AVENUE, TO A POINT 95.68 FEET SOUTH OF AFORESAID NORTH LINE OF SECTION 3, A DISTANCE OF 1628.12 FEET, TO A POINT IN THE EAST LINE OF 14TH AVENUE AS SHOWN IN THE PLAT OF SUBDIVISION OF WINSTON PARK UNIT NUMBER 1 RECORDED JULY 6, 1955 AS DOCUMENT 16291419 IN PLAT BOOK 448 ON PAGES 22 AND 23; THENCE SOUTH 0 DEGREES 30 MINUTES WEST IN THE EAST LINE OF AFORESAID 14TH AVENUE A DISTANCE OF 855.28 FEET TO THE NORTHWEST CORNER OF LOT 1 IN AFORESAID WINSTON PARK UNIT NUMBER 1; THENCE SOUTHEASTERLY IN A NORTHLY LINE OF AFORESAID WINSTON PARK UNIT NUMBER 1, BEING A CURVED LINE, CONVEX SOUTHWESTERLY, HAVING A RADIUS OF 1139.0 FEET, AN ARC DISTANCE OF 528.87 FEET TO A POINT OF TANGENCY WITH A LINE PARALLEL TO AND 1643.0 FEET NORTH OF THE SOUTH LINE OF THE AFORESAID NORTHEAST 1/4, AND BEING THE NORTH LINE OF AFORESAID WINSTON PARK UNIT NUMBER 1; THENCE EAST IN AFORESAID NORTH LINE OF UNIT NUMBER 1 A DISTANCE OF 700.01 FEET TO A POINT OF CURVE; THENCE SOUTHEASTERLY IN A NORTHEASTERLY CURVED LINE OF AFORESAID UNIT NUMBER 1, CONVEX NORTHEASTERLY HAVING A RADIUS OF 520.0 FEET, AN ARC DISTANCE OF 493.51 FEET, TO THE NORTHEASTERLY CORNER OF LOT 26 IN AFORESAID WINSTON PARK UNIT NUMBER 1; THENCE NORTH 0 DEGREES 09 MINUTES EAST IN THE WEST LINE OF AFORESAID 9TH AVENUE A DISTANCE OF 1185.44 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

Permanent Index Numbers: 15-03-211-004-0000, 15-03-211-006-0000, 15-03-211-007-0000,
15-03-211-008-0000 and 15-03-211-009-0000

Common Address: Southwest Corner of North Avenue and 9th Avenue
Melrose Park, Illinois

UNOFFICIAL COPY

PLAT ACT AFFIDAVIT

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

Robert D. Gecht, as Manager of McCormick City – G, L.L.C., an Illinois limited liability company, being duly sworn on oath, states that his address is 3400 West Lawrence Avenue, Chicago, Illinois 60625. That the attached deed is not in violation of 765 ILCS 205/1 for one of the following reasons:

1. Said Act is not applicable as the grantor owns no adjoining property to the premises described in said deed;

- OR -

the conveyance falls in one of the following exemptions as shown by Amended Act which became effective July 17, 1959.

2. The division or subdivision of the land into parcels or tracts of five acres or more in size which does not involve any new streets or easements of access.
3. The divisions 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 between owners of adjoining and contiguous land.
5. The conveyance 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 easement of access.
6. The conveyance of land owned by a railroad or other public utility which does not involve any new streets or easement of access.
7. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of _____ for public use or instruments relating to the vacation of land impressed with a public use.
8. Conveyances made to correct descriptions in prior conveyance.
9. The sale or exchange of parcels or tracts of land existing on the date of the amendatory Act into no more than two _____ parcels and not involving any new streets or easements of access.

CIRCLE NUMBER ABOVE WHICH IS APPLICABLE TO ATTACHED DEED.

Affiant further states that he makes this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording.

McCormick City – G, L.L.C.,
an Illinois limited liability company

By: _____
Robert D. Gecht, Its Manager

SUBSCRIBED and SWORN to before me this
10th day of August, 2007.

Notary Public

4555161_1

