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1999-12-28 10:25:19
Cook County Recorder 25.00

WARRANTY DEED (Illinois)



Above Space for Recorder's Use Only

THE GRANTOR, 1222-1226 South Wabash Building Corporation, an Illinois corporation, for and in consideration of (\$10.00) TEN AND NO/100 DOLLARS, and other good and valuable consideration in hand paid, the receipt whereof is hereby acknowledged, and pursuant to the authority of the undersigned,

CONVEYS and WARRANTS to American Stores Properties, Inc., a Delaware corporation, 250 Park Center Boulevard, Boise, Idaho 83708

the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

See Exhibit A attached hereto and made a part hereof for legal description,

Subject to those exceptions set forth on Exhibit B attached hereto and made a part hereof.

Permanent Real Estate Index Number(s): 17-22-100-015-0000 and 17-22-100-031-0000
Address(es) of Real Estate: 1222-1226 South Wabash Avenue, Chicago, Illinois
1229 South State Street, Chicago, Illinois

IN WITNESS WHEREOF, said Grantor has executed the foregoing instrument the 21st day of December, 1999

1222-1226 South Wabash Building Corporation,
an Illinois corporation

By: [Signature]
Name: Cheryl Blumenthal
Title: Vice-President

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public for and for in said County, in the State aforesaid, DO HEREBY CERTIFY that Cheryl Blumenthal, personally known to me to be the Vice President of 1222-1226 South Wabash Corporation, an Illinois corporation, appeared before me this day in person, and acknowledged that he/she signed, sealed and delivered the said instrument as his/her free and voluntary act and as the free and voluntary act of said entity, for the uses and purposes therein set forth.

Given under my hand and official seal, this 20th day of December, 1999.

My Commission expires: 11/06/2002

[Signature]
Notary Public

This instrument was prepared by: Suzanne Bessette-Smith
Barack Ferrazzano Kirschbaum Perlman & Nagelberg
333 West Wacker Drive
Suite 2700
Chicago, Illinois 60606



After Recording, Please Return To:
Michael Martin, Esq.
Burke, Warren, McKay & Serritella, P.C.
22nd Floor, IBM Plaza
330 North Wabash Avenue
Chicago, IL 60611-3607

City of Chicago Real Estate
Dept. of Revenue Transfer Stamp
217953 \$7,121.25
12/27/1999 11:05 Batch 01683 32



BOX 333-CTT

EXHIBIT A

Legal Description

PARCEL 1:

LOTS 2 AND 3 (EXCEPT THE EAST 10 FEET AND EXCEPT THE WEST 27 FEET OF SAID LOTS) IN THE WEST 1/4 OF BLOCK 4 IN SEAMAN'S SUB OF BLOCK 5 OF THE WEST 1/4 OF BLOCK 4 AND THE WEST 148 FEET OF BLOCK 6 IN THE ASSESSOR'S DIVISION OF THE NORTHWEST FRACTIONAL QUARTER OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN NUMBER: 17-22-100-031-0000

ADDRESS: 1229 S. STATE STREET
CHICAGO, ILLINOIS

PARCEL 2:

LOT 7 (EXCEPT THE WEST 25 FEET THEREOF) IN ASSESSOR'S DIVISION OF THE EAST 1/4 OF BLOCK 3 AND THE NORTH 7 FEET OF THE EAST 1/4 OF BLOCK 4 IN THE ASSESSOR'S DIVISION OF THE NORTHWEST 1/4 OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN NUMBER: 17-22-100-015-0000

ADDRESS: 1222-1226 S. WABASH AVENUE
CHICAGO, ILLINOIS

COOK
CO. NO. 018

299330



STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX

DEC 23 '99
REVENUE
949.50

P.B. 10686

Cook County
REAL ESTATE TRANSACTION TAX
REVENUE
STAMP DEC 23 '99
474.75
11427

EXHIBIT B

Permitted Exceptions

1. General real estate taxes for the year 1999 and subsequent years.
2. Encroachment of building located on the land over the north line about .25 feet (affects Parcel 1).
3. Rights to the public, the State of Illinois and the municipality in and to that part of the land, taken or used for widening of State Street. (Affects Parcel 1)
4. Agreement made by Josephine Dexter in her own right and as trustee with Florence C. Hall, dated April 14, 1904 and recorded May 13, 1904 as Document 3537685 for a party wall on the dividing line between land and property adjoining to the South (affects Parcel 2).
5. Agreement recorded May 13, 1904 as Document 3537686 for a party wall between the land and other land south of and adjoining said land (affects Parcel 2).
6. Rights of the Chicago Rapid Transit Company in and to right of way over west part of elevated rail cars of the land condemned for right of way on a petition of the South Side Rapid Transit Company filed September 18, 1988 in Circuit Court of Cook County, Illinois as Case 68621 (affects Parcel 2).
7. Easement for alley purposes over that part of the land and the plotted alley adjoining to the West taken for elevated railroad right of way as referred to in the conveyance from Josephine Dexter and others to the C&S.S.R.T.R.R. Company recorded January 20, 1992 as Document 1600192, and as disclosed by O.I.R.P.P. (affects Parcel 2).
8. Subject to additional taxes under the terms of Ordinance 9105841 and subsequent related ordinances.