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Doc#: 1016610095 Fee: \$62.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 06/15/2010 04:08 PM Pg: 1 of 14

QUIT CLAIM DEED Illinois Statutory

MAIL TO:
Marlene Nations, Esq.
Sonnenschein Nath & Rosenthal LLP
233 S. Wacker, Ste. 7800
Chicago, Illinois 60606

NAME & ADDRESS OF TAXPAYER:
Pensacola Place LLC
c/o Moran and Company
One North Franklin, Suite 700
Chicago, Illinois 60606

THE GRANTOR, **PENSACOLA ASSOCIATES L.L.C.**, an Illinois limited liability company, of the City of Chicago, County of Cook, State of Illinois for and in consideration of Ten and 00/100 Dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEYS and QUIT CLAIMS to **PENSACOLA PLACE LLC**, a Delaware limited liability company with an address of One North Franklin, Suite 700, Chicago, Illinois 60606, all interest in 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

Permanent Real Estate Index Number(s): 14-17-405-003-0000; 14-17-405-006-0000;
14-17-405-007-0000; 14-17-405-008-0000; 14-17-405-011-0000; 14-17-406-001-0000;
14-17-406-002-0000; 14-17-406-003-0000; 14-17-406-004-0000; 14-17-406-011-0000;
14-17-406-012-0000

Address(es) of Real Estate: 4334 N. Hazel Street, Chicago, Illinois 60613

[Signature appears on following page]

84 98369021 1 of 3

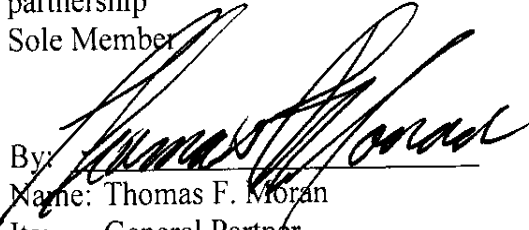
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Executed this 15TH day of JUNE, 2010.

PENSACOLA ASSOCIATES L.L.C., an Illinois limited liability company

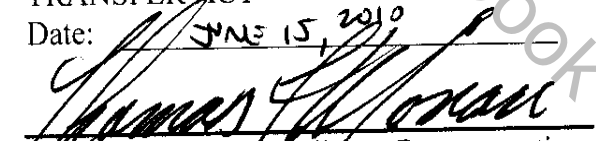
By: Pensacola Associates, an Illinois limited partnership

Its: Sole Member

By: 
Name: Thomas F. Moran
Its: General Partner

EXEMPT UNDER PROVISIONS OF PARAGRAPH E SECTION 4, REAL ESTATE TRANSFER ACT

Date: JUNE 15, 2010


Signature of Buyer, Seller or Representative

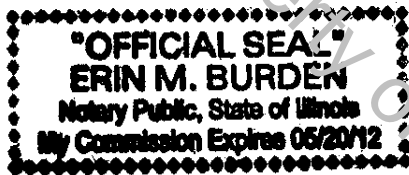
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State of ILLINOIS)
) ss
County of COOK)

I, the undersigned, a Notary Public in and for the County, in the State aforesaid, DO HEREBY CERTIFY, that Thomas F. Moran, the General Partner of Pensacola Associates, an Illinois limited partnership 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 they signed, sealed and delivered the said instrument as their free and voluntary act for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 7th day of June, 2010.



Erin M. Burden
Notary Public
My Commission Expires: 5/20/12

NAME AND ADDRESS OF PREPARER:

Marlene Nations, Esq.
Sonnenschein Nath & Rosenthal LLP
233 S. Wacker Drive
Suite 7800
Chicago, Illinois 60606

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

THAT PART OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN CONSISTING OF VARIOUS AND SUNDRY LOTS AND BLOCKS TOGETHER WITH ALL OF VACATED PENSACOLA AVENUE FALLING WITHIN A TRACT OF LAND BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE WEST LINE OF NORTH HAZEL STREET WITH THE SOUTH LINE OF WEST MONTROSE AVENUE BEING ALSO THE NORTHEAST CORNER OF LOT 1 IN SIMONDS AND STEARNS' MONTROSE BOULEVARD AND FREMONT STREET SUBDIVISION IN SECTION 17 AFORESAID, ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 3, 1900 AS DOCUMENT NO. 2922612; THENCE DUE WEST (BEING AN ASSUMED BEARING FOR THIS LEGAL DESCRIPTION) ALONG SAID SOUTH LINE OF WEST MONTROSE AVENUE, A DISTANCE OF 584.85 FEET TO THE EAST LINE OF SHERIDAN ROAD (FORMERLY SHEFFIELD AVENUE) AS WIDENED; THENCE SOUTH 00 DEGREES 10 MINUTES 45 SECONDS EAST ALONG THE LAST DESCRIBED LINE, A DISTANCE OF 218.81 FEET TO AN INTERSECTION WITH THE NORTHEASTERLY LINE OF NORTH BROADWAY; THENCE SOUTH 24 DEGREES 30 MINUTES 25 SECONDS EAST ALONG SAID LAST DESCRIBED LINE AND SAID LINE EXTENDED, A DISTANCE OF 206.89 FEET TO AN INTERSECTION WITH A LINE 62.50 FEET NORTHWESTERLY OF AND PARALLEL WITH THE SOUTHEASTERLY LINE OF BLOCK 1 AS MEASURED ALONG THE SOUTHWESTERLY LINE OF SAID BLOCK 1 IN POST AND SIMON'S PARTITION IN SECTION 17 AFORESAID, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 23, 1875 AS DOCUMENT NO. 115561; THENCE NORTH 65 DEGREES 29 MINUTES 35 SECONDS EAST ALONG SAID LAST DESCRIBED PARALLEL LINE, A DISTANCE OF 209.63 FEET TO A POINT ON SAID PARALLEL LINE, A DISTANCE OF 64.50 FEET SOUTHWESTERLY OF THE INTERSECTION OF SAID PARALLEL LINE WITH THE EAST LINE OF BLOCK 1 IN POST AND SIMON'S PARTITION AFORESAID (SAID INTERSECTION BEING HEREINAFTER REFERED TO AS "POINT A"); THENCE NORTH 89 DEGREES 49 MINUTES 15 SECONDS EAST, A DISTANCE OF 58.81 FEET TO A POINT ON THE EAST LINE OF BLOCK 1 IN POST AND SIMON'S PARTITION AFORESAID, SAID POINT BEING 26.57 FEET SOUTH OF "POINT A"; THENCE SOUTH 00 DEGREES 13 MINUTES 00 SECONDS EAST, A DISTANCE OF 31.02 FEET TO AN INTERSECTION WITH A LINE 10.0 FEET (AS MEASURED AT RIGHT ANGLES) NORTHWESTERLY OF AND PARALLEL WITH THE SOUTHEASTERLY LINE OF LOTS 6 AND 7 IN O. C. SIMOND'S SUBDIVISION OF SECTION 17 AFORESAID, ACCORDING TO THE PLAT THEREOF RECORDED APRIL 20, 1886 AS DOCUMENT NO. 709031 (THE SOUTHEASTERLY LINE OF SAID LOTS 6 AND 7 BEING IDENTICAL WITH PART OF THE NORTHWESTERLY LINE OF LOTS 7, 8 AND 9 IN BUENA PARK SUBDIVISION IN SECTION 17 AFORESAID, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 1, 1890 AS DOCUMENT NO. 1345801); THENCE NORTH 65 DEGREES 29 MINUTES 35 SECONDS EAST ALONG SAID LAST DESCRIBED PARALLEL LINE, A DISTANCE OF 74.56 FEET TO AN INTERSECTION WITH A NORTHWESTERLY EXTENSION OF THE SOUTHWESTERLY LINE OF LOT 9 IN BUENA PARK SUBDIVISION AFORESAID; THENCE SOUTH 24 DEGREES 30 MINUTES 25 SECONDS EAST ALONG SAID LAST DESCRIBED LINE, A DISTANCE OF 109.79 FEET TO THE NORTHWESTERLY LINE OF WEST CULLOM AVENUE; THENCE NORTH 65 DEGREES 25 MINUTES 15 SECONDS EAST, A DISTANCE OF 150.26 FEET TO AN INTERSECTION WITH THE WEST LINE OF NORTH HAZEL STREET; THENCE NORTH 00 DEGREES 13 MINUTES 00 SECONDS WEST ALONG SAID WEST LINE OF NORTH HAZEL STREET AND SAID LINE EXTENDED, A DISTANCE OF 357.41 FEET TO THE PLACE OF BEGINNING,

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EXCEPTING FROM THE AFORESAID TRACT OF LAND, ALL THAT PART THEREOF BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID TRACT; THENCE SOUTH 00 DEGREES 13 MINUTES 00 SECONDS EAST ALONG THE WEST LINE OF NORTH HAZEL STREET, A DISTANCE OF 346.00 FEET TO A POINT FOR A PLACE OF BEGINNING; THENCE DUE WEST PARALLEL WITH THE SOUTH LINE OF WEST MONTROSE AVENUE, A DISTANCE OF 170.30 FEET TO AN INTERSECTION WITH THE SOUTHWESTERLY LINE OF LOT 9 IN BUENA PARK SUBDIVISION, AFORESAID; THENCE SOUTH 24 DEGREES 30 MINUTES 25 SECONDS EAST ALONG SAID LAST DESCRIBED LINE, A DISTANCE OF 81.23 FEET TO THE NORTHWESTERLY LINE OF WEST CULLOM AVENUE; THENCE NORTH 65 DEGREES 25 MINUTES 15 SECONDS EAST, A DISTANCE OF 150.26 FEET TO AN INTERSECTION WITH THE WEST LINE OF NORTH HAZEL STREET; THENCE NORTH 00 DEGREES 13 MINUTES 00 SECONDS WEST ALONG SAID WEST LINE OF NORTH HAZEL STREET, A DISTANCE OF 11.41 FEET TO THE PLACE OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

THE FOREGOING PROPERTY IS ALSO DESCRIBED AS FOLLOWS:

THAT PART OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN CONSISTING OF VARIOUS AND SUNDRY LOTS AND BLOCKS TOGETHER WITH ALL OF VACATED PENSACOLA AVENUE FALLING WITHIN A TRACT OF LAND BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT THE INTERSECTION OF THE WEST LINE OF NORTH HAZEL STREET WITH THE SOUTH LINE OF WEST MONTROSE AVENUE BEING ALSO THE NORTHEAST CORNER OF LOT 1 IN SIMONS AND STEARNS' MONTROSE BOULEVARD AND FREMONT STREET SUBDIVISION IN SECTION 17 AFORESAID, ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 3, 1900 AS DOCUMENT No. 2922612; THENCE DUE WEST (BEING AN ASSUMED BEARING FOR THIS LEGAL DESCRIPTION) ALONG SAID SOUTH LINE OF WEST MONTROSE AVENUE, A DISTANCE OF 584.85 FEET TO THE EAST LINE OF SHERIDAN ROAD (FORMERLY SHEFFIELD AVENUE) AS WIDENED; THENCE SOUTH 00°-10'-45" EAST ALONG THE LAST DESCRIBED LINE, A DISTANCE OF 299.81 FEET TO AN INTERSECTION WITH THE NORTHEASTERLY LINE OF NORTH BROADWAY; THENCE SOUTH 24°-30'-25" EAST ALONG SAID LAST DESCRIBED LINE AND SAID LINE EXTENDED, A DISTANCE OF 206.89 FEET TO AN INTERSECTION WITH A LINE 62.50 FEET NORTHWESTERLY OF AND PARALLEL WITH THE SOUTHEASTERLY LINE OF BLOCK 1 AS MEASURED ALONG THE SOUTHWESTERLY LINE OF SAID BLOCK 1 IN POST AND SIMON'S PARTITION IN SECTION 17 AFORESAID, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 23, 1876 AS DOCUMENT No. 115561; THENCE NORTH 65°-29'-35" EAST ALONG SAID LAST DESCRIBED PARALLEL LINE, A DISTANCE OF 209.63 FEET TO A POINT ON SAID PARALLEL LINE, A DISTANCE OF 64.50 FEET SOUTHWESTERLY OF THE INTERSECTION OF SAID PARALLEL LINE WITH THE EAST LINE OF BLOCK 1 IN POST AND SIMON'S PARTITION AFORESAID (SAID INTERSECTION BEING HEREINAFTER REFERRED TO AS "POINT A"); THENCE NORTH 89°-49'-15" EAST, A DISTANCE OF 58.81 FEET TO A POINT ON THE EAST LINE OF BLOCK 1 IN POST AND SIMON'S PARTITION AFORESAID, SAID POINT BEING 26.57 FEET SOUTH OF "POINT A"; THENCE SOUTH 00°-13'-00" EAST, A DISTANCE OF 31.02 FEET TO AN INTERSECTION WITH A LINE 10.0 FEET (AS MEASURED AT RIGHT ANGLES) NORTHWESTERLY OF AND PARALLEL WITH THE SOUTHEASTERLY LINE OF LOTS 6 AND 7 IN O. C. SIMOND'S SUBDIVISION OF SECTION 17 AFORESAID, ACCORDING TO THE PLAT THEREOF RECORDED APRIL 20, 1886 AS DOCUMENT No. 709031 (THE SOUTHEASTERLY LINE OF SAID LOTS 6 AND 7 BEING IDENTICAL WITH PART OF THE NORTHWESTERLY LINE OF LOTS 7, 8 AND 9 IN BUENA PARK SUBDIVISION IN SECTION 17 AFORESAID, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 1, 1890 AS DOCUMENT No. 1345801); THENCE NORTH

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65°-29'-35" EAST ALONG SAID LAST DESCRIBED PARALLEL LINE, A DISTANCE OF 74.56 FEET TO AN INTERSECTION WITH A NORTHWESTERLY EXTENSION OF THE SOUTHWESTERLY LINE OF LOT 9 IN BUENA PARK SUBDIVISION AFORESAID; THENCE SOUTH 24°-30'-25" EAST ALONG THE LAST DESCRIBED LINE, A DISTANCE OF 28.56 FEET TO A POINT; THENCE DUE EAST ALONG A LINE PARALLEL WITH THE SOUTH LINE OF WEST MONTROSE AVENUE, A DISTANCE OF 170.30 FEET TO THE WEST LINE OF N. HAZEL STREET; THENCE NORTH 00°-13'-00" WEST ALONG SAID WEST LINE OF NORTH HAZEL STREET, A DISTANCE OF 346.0 FEET TO THE PLACE OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS AND DRIVEWAY CREATED BY AGREEMENT FOR EASEMENTS AND OTHER RIGHTS MADE BY AND BETWEEN THE SALVATION ARMY, AN ILLINOIS CORPORATION AND AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED JANUARY 1, 1974 AND KNOWN AS TRUST NO. 32587, SAID AGREEMENT DATED SEPTEMBER 20, 1979 AND RECORDED NOVEMBER 8, 1979 AS DOCUMENT NO. 25232400, ON, OVER AND ACROSS THE LAND DESCRIBED AS FOLLOWS:

THAT PART OF BLOCK 1 IN POST AND SIMON'S PARTITION OF LOT 17 AND THE NORTHWESTERLY 1.735 CHAINS OF LOT 16 IN HUNDLEY'S SUBDIVISION OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN AND OF LOT 1 IN GLEHART'S SUBDIVISION OF THE WEST 1/2 OF SAID SOUTHEAST 1/4 OF SECTION 17 AFORESAID, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 23, 1876 AS DOCUMENT NO. 115561, BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE NORTHEASTERLY LINE OF NORTH BROADWAY, BEING A LINE 33.0 FEET AS MEASURED AT RIGHT ANGLES, NORTHEASTERLY OF AND PARALLEL WITH THE SOUTHWESTERLY LINE OF SAID BLOCK 1 WITH A LINE 62.50 FEET NORTHWESTERLY OF AND PARALLEL WITH THE SOUTHEASTERLY LINE OF BLOCK 1, AS MEASURED ALONG THE SOUTHWESTERLY LINE OF SAID BLOCK 1; THENCE NORTH 65 DEGREES 29 MINUTES 35 SECONDS EAST ALONG SAID LAST DESCRIBED PARALLEL LINE, A DISTANCE OF 209.63 FEET TO A POINT ON SAID PARALLEL LINE, 64.50 FEET SOUTHWESTERLY OF THE INTERSECTION OF SAID PARALLEL LINE WITH THE EAST LINE OF BLOCK 1 IN POST AND SIMON'S PARTITION AFORESAID (SAID INTERSECTION BEING HEREINAFTER REFERRED TO AS "POINT A") THENCE NORTH 89 DEGREES 49 MINUTES 15 SECONDS EAST, A DISTANCE OF 29.13 FEET TO AN INTERSECTION WITH A LINE 50.50 FEET NORTHWESTERLY OF AND PARALLEL WITH THE SOUTHEASTERLY LINE OF BLOCK 1, AS MEASURED ALONG THE SOUTHWESTERLY LINE OF SAID BLOCK 1 (AN EASTERLY EXTENSION OF SAID LINE BEARING NORTH 89 DEGREES 49 MINUTES 15 SECONDS EAST INTERSECTS THE EAST LINE OF SAID BLOCK 1 AT A POINT 26.67 FEET SOUTH OF "POINT A" AFOREMENTIONED); THENCE SOUTH 65 DEGREES 29 MINUTES 35 SECONDS WEST ALONG SAID LAST DESCRIBED PARALLEL LINE, A DISTANCE OF 236.17 FEET TO THE NORTHEASTERLY LINE OF NORTH BROADWAY; THENCE NORTH 24 DEGREES 30 MINUTES 15 SECONDS WEST ALONG SAID LAST DESCRIBED LINE, A DISTANCE OF 12.0 FEET TO THE PLACE OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

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STATEMENT BY GRANTOR AND GRANTEE

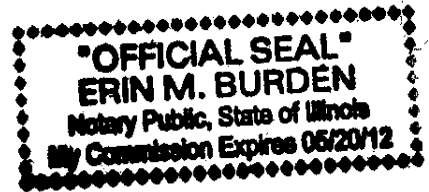
The grantor or his agent affirms that, to the best of his or her knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to 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 title to real estate under the laws of the State of Illinois.

Signature: *Thomas J. [Signature]*
Grantor or Agent

Subscribed and sworn to before me

this 7th day of June, 2010.

Erin M. Burden
Notary Public



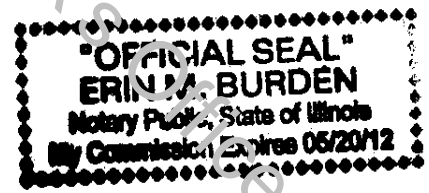
My commission expires: 5/20/12

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.

Signature: *Thomas J. [Signature]*
Grantee or Agent

Subscribed and sworn to before me
this 7th day of June, 2010.

Erin M. Burden
Notary Public



My commission expires: 5/20/12

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 Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

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PLAT ACT AFFIDAVIT

STATE OF)
) ss.
 COUNTY OF)

The undersigned as General Partner of Pensacola Associates, an Illinois limited partnership, the sole member of Pensacola Associates L.L.C., an Illinois limited liability company, the owner of the real estate described in Exhibit A attached hereto, being duly sworn on oath, states that the attached deed is not in violation of ILCS 205/1 for one of the following reasons:

A. Said Act is not applicable because the grantors own no adjoining property to the premises described in the deed;

-- or --

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

1. The division or subdivision of land into parcels or tracts of 5 acres or more in size which does not involve any new streets or easements of access;
2. The division of lots or blocks of less than 1 acre of any recorded subdivision which does not involved any new streets or easements of access;
3. The sale or exchange of parcels of land between owners of adjoining and contiguous land;
4. The conveyance of parcels of land or interest therein for use as a right of way for railroads or other public utility facilities and other pipelines which does not involve any new streets or easements of access;
5. The conveyance of land owned by a railroad or other public utility which does not involved any new streets or easements of access;
6. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use;
7. Conveyances made to correct descriptions in prior conveyances;
8. The sale or exchange 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;

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9. The sale of a single lot of less than 5 acres from a larger tract when a survey is made by an Illinois registered land surveyor; provided, that this exemption shall not apply to the sale of any subsequent lots from the same larger tract of land, as determined by the dimensions and configuration of the larger tract on October 1, 1973, and provided also that this exemption does not invalidate any local requirements applicable to the subdivision of land.

UNDERLINE NUMBER AND/OR LETTER ABOVE WHICH IS APPLICABLE TO THE 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.

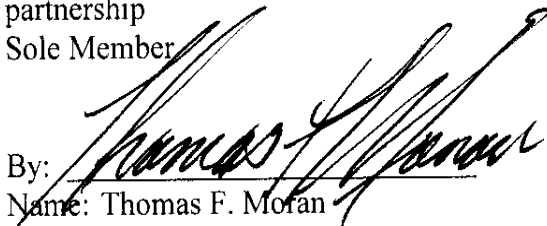
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IN WITNESS WHEREOF, this Affidavit has been duly executed as of the date first written above.

PENSACOLA ASSOCIATES L.L.C., an Illinois limited liability company

By: Pensacola Associates, an Illinois limited partnership
Its: Sole Member

By: 
Name: Thomas F. Moran
Its: General Partner

SUBSCRIBED AND SWORN TO BEFORE ME
this 7th day of June 2010.

Erin M. Burden
Notary Public
My commission expires 5/20/12



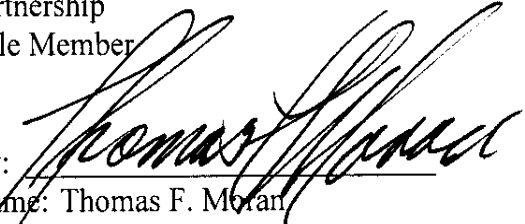
Property of Cook County Clerk's Office

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IN WITNESS WHEREOF, this Affidavit has been duly executed as of the date first written above.

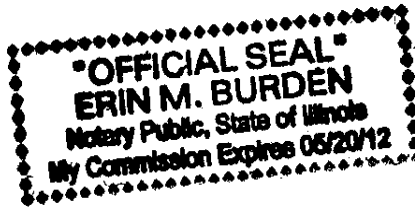
PENSACOLA ASSOCIATES L.L.C., an Illinois limited liability company

By: Pensacola Associates, an Illinois limited partnership
Its: Sole Member

By: 
Name: Thomas F. Moran
Its: General Partner

SUBSCRIBED AND SWORN TO BEFORE ME
this 7th day of June, 2010.

Erin M. Burden
Notary Public
My commission expires 5/20/12



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EXHIBIT A

LEGAL DESCRIPTION

PARCEL 1:

THAT PART OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN CONSISTING OF VARIOUS AND SUNDRY LOTS AND BLOCKS TOGETHER WITH ALL OF VACATED PENSACOLA AVENUE FALLING WITHIN A TRACT OF LAND BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE WEST LINE OF NORTH HAZEL STREET WITH THE SOUTH LINE OF WEST MONTROSE AVENUE BEING ALSO THE NORTHEAST CORNER OF LOT 1 IN SIMON'S AND STEARNS' MONTROSE BOULEVARD AND FREMONT STREET SUBDIVISION IN SECTION 17 AFORESAID, ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 3, 1900 AS DOCUMENT NO. 2922012; THENCE DUE WEST (BEING AN ASSUMED BEARING FOR THIS LEGAL DESCRIPTION) ALONG SAID SOUTH LINE OF WEST MONTROSE AVENUE, A DISTANCE OF 584.85 FEET TO THE EAST LINE OF SHERIDAN ROAD (FORMERLY SHEFFIELD AVENUE) AS WIDENED; THENCE SOUTH 00 DEGREES 10 MINUTES 45 SECONDS EAST ALONG THE LAST DESCRIBED LINE, A DISTANCE OF 218.61 FEET TO AN INTERSECTION WITH THE NORTHEASTERLY LINE OF NORTH BROADWAY; THENCE SOUTH 24 DEGREES 30 MINUTES 25 SECONDS EAST ALONG SAID LAST DESCRIBED LINE AND SAID LINE EXTENDED, A DISTANCE OF 206.89 FEET TO AN INTERSECTION WITH A LINE 22.50 FEET NORTHWESTERLY OF AND PARALLEL WITH THE SOUTHEASTERLY LINE OF BLOCK 1 AS MEASURED ALONG THE SOUTHWESTERLY LINE OF SAID BLOCK 1 IN POST AND SIMON'S PARTITION IN SECTION 17 AFORESAID, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 23, 1876 AS DOCUMENT NO. 115561; THENCE NORTH 65 DEGREES 29 MINUTES 35 SECONDS EAST ALONG SAID LAST DESCRIBED PARALLEL LINE, A DISTANCE OF 209.63 FEET TO A POINT ON SAID PARALLEL LINE, A DISTANCE OF 64.50 FEET SOUTHWESTERLY OF THE INTERSECTION OF SAID PARALLEL LINE WITH THE EAST LINE OF BLOCK 1 IN POST AND SIMON'S PARTITION AFORESAID (SAID INTERSECTION BEING HEREINAFTER REFERED TO AS "POINT A"); THENCE NORTH 89 DEGREES 49 MINUTES 15 SECONDS EAST, A DISTANCE OF 58.81 FEET TO A POINT ON THE EAST LINE OF BLOCK 1 IN POST AND SIMON'S PARTITION AFORESAID, SAID POINT BEING 26.57 FEET SOUTH OF "POINT A"; THENCE SOUTH 00 DEGREES 13 MINUTES 00 SECONDS EAST, A DISTANCE OF 31.02 FEET TO AN INTERSECTION WITH A LINE 10.0 FEET (AS MEASURED AT RIGHT ANGLES) NORTHWESTERLY OF AND PARALLEL WITH THE SOUTHEASTERLY LINE OF LOTS 6 AND 7 IN O. C. SIMON'S SUBDIVISION OF SECTION 17 AFORESAID, ACCORDING TO THE PLAT THEREOF RECORDED APRIL 20, 1886 AS DOCUMENT NO. 709031 (THE SOUTHEASTERLY LINE OF SAID LOTS 6 AND 7 BEING IDENTICAL WITH PART OF THE NORTHWESTERLY LINE OF LOTS 7, 8 AND 9 IN BUENA PARK SUBDIVISION IN SECTION 17 AFORESAID, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 1, 1890 AS DOCUMENT NO. 1345801); THENCE NORTH 65 DEGREES 29 MINUTES 35 SECONDS EAST ALONG SAID LAST DESCRIBED PARALLEL LINE, A DISTANCE OF 74.56 FEET TO AN INTERSECTION WITH A NORTHWESTERLY EXTENSION OF THE SOUTHWESTERLY LINE OF LOT 9 IN BUENA PARK SUBDIVISION AFORESAID; THENCE SOUTH 24 DEGREES 30 MINUTES 25 SECONDS EAST ALONG SAID LAST DESCRIBED LINE, A DISTANCE OF 109.79 FEET TO THE NORTHWESTERLY LINE OF WEST CULLOM AVENUE; THENCE NORTH 35 DEGREES 25 MINUTES 15 SECONDS EAST, A DISTANCE OF 150.26 FEET TO AN INTERSECTION WITH THE WEST LINE OF NORTH HAZEL STREET; THENCE NORTH 00 DEGREES 13 MINUTES 00 SECONDS WEST ALONG SAID WEST LINE OF NORTH HAZEL STREET AND SAID LINE EXTENDED, A DISTANCE OF 357.41 FEET TO THE PLACE OF BEGINNING.

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EXCEPTING FROM THE AFORESAID TRACT OF LAND, ALL THAT PART THEREOF BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID TRACT; THENCE SOUTH 00 DEGREES 13 MINUTES 00 SECONDS EAST ALONG THE WEST LINE OF NORTH HAZEL STREET, A DISTANCE OF 346.00 FEET TO A POINT FOR A PLACE OF BEGINNING; THENCE DUE WEST PARALLEL WITH THE SOUTH LINE OF WEST MONTROSE AVENUE, A DISTANCE OF 170.30 FEET TO AN INTERSECTION WITH THE SOUTHWESTERLY LINE OF LOT 9 IN BUENA PARK SUBDIVISION, AFORESAID; THENCE SOUTH 24 DEGREES 30 MINUTES 25 SECONDS EAST ALONG SAID LAST DESCRIBED LINE, A DISTANCE OF 81.23 FEET TO THE NORTHWESTERLY LINE OF WEST CULLOM AVENUE; THENCE NORTH 65 DEGREES 25 MINUTES 15 SECONDS EAST, A DISTANCE OF 150.26 FEET TO AN INTERSECTION WITH THE WEST LINE OF NORTH HAZEL STREET; THENCE NORTH 00 DEGREES 13 MINUTES 00 SECONDS WEST ALONG SAID WEST LINE OF NORTH HAZEL STREET, A DISTANCE OF 11.41 FEET TO THE PLACE OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

THE FOREGOING PROPERTY IS ALSO DESCRIBED AS FOLLOWS:

THAT PART OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN CONSISTING OF VARIOUS AND SUNDRY LOTS AND BLOCKS TOGETHER WITH ALL OF VACATED PENSACOLA AVENUE FALLING WITHIN A TRACT OF LAND BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT THE INTERSECTION OF THE WEST LINE OF NORTH HAZEL STREET WITH THE SOUTH LINE OF WEST MONTROSE AVENUE BEING ALSO THE NORTHEAST CORNER OF LOT 1 IN SIMONDS AND STEARNS' MONTROSE BOULEVARD AND FREMONT STREET SUBDIVISION IN SECTION 17 AFORESAID, ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 3, 1900 AS DOCUMENT No. 2922612; THENCE DUE WEST (BEING AN ASSUMED BEARING FOR THIS LEGAL DESCRIPTION) ALONG SAID SOUTH LINE OF WEST MONTROSE AVENUE, A DISTANCE OF 584.85 FEET TO THE EAST LINE OF SHERIDAN ROAD (FORMERLY SHEFFIELD AVENUE) AS WIDENED; THENCE SOUTH 00°-10'-45" EAST ALONG THE LAST DESCRIBED LINE, A DISTANCE OF 218.81 FEET TO AN INTERSECTION WITH THE NORTHEASTERLY LINE OF NORTH BROADWAY; THENCE SOUTH 24°-30'-25" EAST ALONG SAID LAST DESCRIBED LINE AND SAID LINE EXTENDED, A DISTANCE OF 206.89 FEET TO AN INTERSECTION WITH A LINE 62.50 FEET NORTHWESTERLY OF AND PARALLEL WITH THE SOUTHEASTERLY LINE OF BLOCK 1 AS MEASURED ALONG THE SOUTHWESTERLY LINE OF SAID BLOCK 1 IN POST AND SIMON'S PARTITION IN SECTION 17 AFORESAID, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 23, 1876 AS DOCUMENT No. 115561; THENCE NORTH 65°-29'-35" EAST ALONG SAID LAST DESCRIBED PARALLEL LINE, A DISTANCE OF 209.63 FEET TO A POINT ON SAID PARALLEL LINE, A DISTANCE OF 64.50 FEET SOUTHWESTERLY OF THE INTERSECTION OF SAID PARALLEL LINE WITH THE EAST LINE OF BLOCK 1 IN POST AND SIMON'S PARTITION AFORESAID (SAID INTERSECTION BEING HEREINAFTER REFERRED TO AS "POINT A"); THENCE NORTH 89°-49'-15" EAST, A DISTANCE OF 18.31 FEET TO A POINT ON THE EAST LINE OF BLOCK 1 IN POST AND SIMON'S PARTITION AFORESAID, SAID POINT BEING 26.57 FEET SOUTH OF "POINT A"; THENCE SOUTH 00°-13'-00" EAST, A DISTANCE OF 31.02 FEET TO AN INTERSECTION WITH A LINE 10.0 FEET (AS MEASURED AT RIGHT ANGLES) NORTHWESTERLY OF AND PARALLEL WITH THE SOUTHEASTERLY LINE OF LOTS 6 AND 7 IN O. C. SIMOND'S SUBDIVISION OF SECTION 17 AFORESAID, ACCORDING TO THE PLAT THEREOF RECORDED APRIL 20, 1886 AS DOCUMENT No. 709031 (THE SOUTHEASTERLY LINE OF SAID LOTS 6 AND 7 BEING IDENTICAL WITH PART OF THE NORTHWESTERLY LINE OF LOTS 7, 8 AND 9 IN BUENA PARK SUBDIVISION IN SECTION 17 AFORESAID, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 1, 1890 AS DOCUMENT No. 1345801); THENCE NORTH

Exhibit A

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65°-29'-35" EAST ALONG SAID LAST DESCRIBED PARALLEL LINE, A DISTANCE OF 74.56 FEET TO AN INTERSECTION WITH A NORTHWESTERLY EXTENSION OF THE SOUTHWESTERLY LINE OF LOT 9 IN BUENA PARK SUBDIVISION AFORESAID; THENCE SOUTH 24°-30'-25" EAST ALONG THE LAST DESCRIBED LINE, A DISTANCE OF 28.56 FEET TO A POINT; THENCE DUE EAST ALONG A LINE PARALLEL WITH THE SOUTH LINE OF WEST MONTROSE AVENUE, A DISTANCE OF 170.30 FEET TO THE WEST LINE OF N. HAZEL STREET; THENCE NORTH 00°-13'-00" WEST ALONG SAID WEST LINE OF NORTH HAZEL STREET, A DISTANCE OF 346.0 FEET TO THE PLACE OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS AND DRIVEWAY CREATED BY AGREEMENT FOR EASEMENTS AND OTHER RIGHTS MADE BY AND BETWEEN THE SALVATION ARMY, AN ILLINOIS CORPORATION AND AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED JANUARY 1, 1974 AND KNOWN AS TRUST NO. 32587, SAID AGREEMENT DATED SEPTEMBER 20, 1979 AND RECORDED NOVEMBER 8, 1979 AS DOCUMENT NO. 25232400, ON, OVER AND ACROSS THE LAND DESCRIBED AS FOLLOWS:

THAT PART OF BLOCK 1 IN POST AND SIMON'S PARTITION OF LOT 17 AND THE NORTHWESTERLY 1.755 CHAINS OF LOT 16 IN HUNDLEY'S SUBDIVISION OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN AND OF LOT 1 IN IGLEHART'S SUBDIVISION OF THE WEST 1/2 OF SAID SOUTHEAST 1/4 OF SECTION 17 AFORESAID, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 23, 1876 AS DOCUMENT NO. 115561, BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE NORTHEASTERLY LINE OF NORTH BROADWAY, BEING A LINE 33.0 FEET AS MEASURED AT RIGHT ANGLES, NORTHEASTERLY OF AND PARALLEL WITH THE SOUTHWESTERLY LINE OF SAID BLOCK 1 WITH A LINE 62.50 FEET NORTHWESTERLY OF AND PARALLEL WITH THE SOUTHEASTERLY LINE OF BLOCK 1, AS MEASURED ALONG THE SOUTHWESTERLY LINE OF SAID BLOCK 1; THENCE NORTH 65 DEGREES 29 MINUTES 35 SECONDS EAST ALONG SAID LAST DESCRIBED PARALLEL LINE, A DISTANCE OF 209.63 FEET TO A POINT ON SAID PARALLEL LINE, 64.50 FEET SOUTHWESTERLY OF THE INTERSECTION OF SAID PARALLEL LINE WITH THE EAST LINE OF BLOCK 1 IN POST AND SIMON'S PARTITION AFORESAID (SAID INTERSECTION BEING HEREINAFTER REFERRED TO AS "POINT A") THENCE NORTH 89 DEGREES 49 MINUTES 15 SECONDS EAST, A DISTANCE OF 29.13 FEET TO AN INTERSECTION WITH A LINE 50.50 FEET NORTHWESTERLY OF AND PARALLEL WITH THE SOUTHEASTERLY LINE OF BLOCK 1, AS MEASURED ALONG THE SOUTHWESTERLY LINE OF SAID BLOCK 1 (AN EASTERLY EXTENSION OF SAID LINE BEARING NORTH 89 DEGREES 49 MINUTES 15 SECONDS EAST INTERSECTS THE EAST LINE OF SAID BLOCK 1 AT A POINT 26.57 FEET SOUTH OF "POINT A" AFOREMENTIONED); THENCE SOUTH 65 DEGREES 29 MINUTES 35 SECONDS WEST ALONG SAID LAST DESCRIBED PARALLEL LINE, A DISTANCE OF 236.0 FEET TO THE NORTHEASTERLY LINE OF NORTH BROADWAY; THENCE NORTH 24 DEGREES 30 MINUTES 25 SECONDS WEST ALONG SAID LAST DESCRIBED LINE, A DISTANCE OF 12.0 FEET TO THE PLACE OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.