

# UNOFFICIAL COPY



Doc#: 1110949148 Fee: \$46.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 04/19/2011 03:16 PM Pg: 1 of 6

This instrument prepared by:  
*and mail to*

Michael F. Csar, Esq.  
Drinker Biddle & Reath LLP  
191 North Wacker Drive, Suite 3700  
Chicago, Illinois 60606

7/19 12365 B

## ASSIGNMENT AND ACCEPTANCE OF LOT LEASE

THIS ASSIGNMENT AND ACCEPTANCE OF LOT LEASE (this "Assignment") is made as of March 15, 2011, by and between CDCT Land Company, L.L.C., an Illinois limited liability company ("Assignor"), and Marek Stobnicki and Aleksandra Stobnicki, husband and wife of the Village of Bannockburn, County of Lake and State of Illinois ("Assignee").

### RECITALS

A. This Assignment is made and delivered pursuant to Paragraph 20.1 of that certain Real Estate Purchase and Sale Agreement between CDCT Land Company, L.L.C., as Seller, and East Water Place Land Company, L.L.C., as Purchaser, dated May 1, 2007 and subsequently amended (the "Purchase Agreement"). Capitalized terms used herein and not otherwise defined have the same meaning herein as in the Purchase Agreement.

B. Assignee is a Third Party purchaser under Paragraph 20.1 of the Purchase Agreement who desires to purchase the Individual Parcel identified below and legally described in Exhibit A attached hereto (the "Specified Lot") from Assignor and acquire the landlord's interest under that certain Residential Lot Lease identified below (the "Specified Lot Lease"). Assignee is also purchasing from the tenant under the Specified Lot Lease the leasehold interest under the Specified Lot Lease and the improvements located on the Specified Lot.

**Specified Lot:** 430-E East North Water Street, Chicago, Illinois 60611

**Permanent Index Number:** 17-10-221-047-0000

**Specified Lot Lease:** Residential Lot Lease dated June 10, 1997 and recorded June 18, 1997 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 97435970 which lease was assigned by that certain Warranty Deed and Land Lease Assignment recorded January 6, 2005 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 0500611311.

C. In accordance with Paragraph 20.1 of the Purchase Agreement, Assignor is conveying to Assignee title to the Specified Lot, and by this Assignment Assignor is assigning to Assignee the landlord's interest under the Specified Lot Lease.

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NOW, THEREFORE, in consideration of the foregoing premises and the covenants and agreements contained herein, and other good and valuable consideration the receipt of which is hereby acknowledged, the parties hereby agree as follows:

1. Assignment. Assignor hereby transfers, sets over and assigns to Assignee, effective as of the date hereof, all of Assignor's right, title and interest as landlord under the Specified Lot Lease, subject to all of the terms and conditions set forth therein.

2. Acceptance. Assignee hereby accepts the foregoing assignment and agrees to be bound by, from and after the date hereof, the terms and conditions of the Specified Lot Lease applicable to the landlord thereunder.

3. Merger. The undersigned as Assignee, hereby states that the leasehold interest being assigned to Assignee by Assignor by this Assignment and Acceptance of Lot Lease is hereby merged with the fee simple interest owned by Assignee.

3. Counterparts. This Assignment may be executed in two or more counterparts, each of which shall be deemed an original and all of which together shall be considered one and the same instrument.

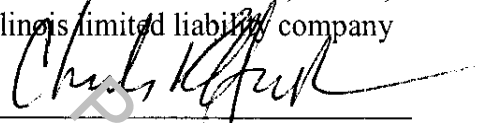
[Signature Page Follows]

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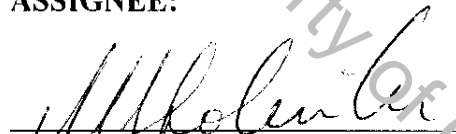
IN WITNESS WHEREOF, the parties have executed this Assignment as of the date first above written.

**ASSIGNOR:**

CDCT LAND COMPANY, L.L.C.,  
an Illinois limited liability company

By:   
Charles R. Gardner, Manager

**ASSIGNEE:**

  
Marek Stobnicki

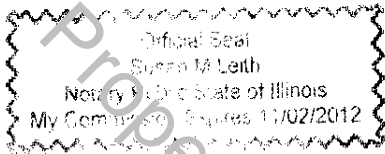
  
Aleksandra Stobnicki

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STATE OF ILLINOIS                    )  
  ) SS  
COUNTY OF COOK                    )

The foregoing instrument was acknowledged before me, SUSAN M. LEITH, a Notary Public, this 3rd day of March, 2011, by Charles R. Gardner, Manager of CDCT LAND COMPANY, L.L.C., an Illinois limited liability company, on behalf of said company for the uses and purposes therein set forth.



Susan M. Leith  
Notary Public

My commission expires: 11/2/12

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STATE OF ILLINOIS )  
COUNTY OF Cook ) SS

The foregoing instrument was acknowledged before me, Sheindel D. Min  
a Notary Public, this 5 day of March, 2011, by Marek Stobnicki for the uses and purposes  
therein set forth.

[Signature]  
Notary Public  
My commission expires: 11/9/14



STATE OF ILLINOIS )  
COUNTY OF Cook ) SS

The foregoing instrument was acknowledged before me, Sheindel D. Min  
a Notary Public, this 5 day of March, 2011, by Aleksandra Stobnicki for the uses and purposes  
therein set forth.

[Signature]  
Notary Public  
My commission expires: 11/9/14



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## EXHIBIT A

### Legal Description of Specified Lot

PARCEL 430-E: THE NORTH 15.0 FEET OF THE SOUTH 94.90 FEET OF THE WEST 59.97 FEET OF THAT PART LYING EAST OF A LINE DRAWN PERPENDICULAR TO THE SOUTH LINE THEREOF THROUGH A POINT THEREIN 290.76 FEET EAST OF THE SOUTHWEST CORNER THEREOF OF THE FOLLOWING DESCRIBED PROPERTY, TAKEN AS A TRACT: THE WEST 563 FEET OF BLOCK 6 (EXCEPTING THE SOUTHERLY 6.50 FEET THEREOF) IN CITYFRONT CENTER, BEING A RESUBDIVISION IN THE NORTH FRACTION OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL, MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 24, 1987 AS DOCUMENT 87106320, IN COOK COUNTY, ILLINOIS.