

# UNOFFICIAL COPY

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Doc#: 1119334042 Fee: \$48.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 07/12/2011 11:28 AM Pg: 1 of 7

2 of 10 MAT 01110063

Property of Cook County Clerk's Office

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## QUITCLAIM DEED

THIS QUIT CLAIM DEED (the "Deed") is made as of JUN 30, 2011, by RELIANCE LANE INVESTORS I, LLC, an Illinois limited liability company ("Grantor"), having an office at 180 North LaSalle Street, Suite 2900, Chicago, Illinois 60601, to CSD TOUHY, LLC, an Illinois limited liability company ("Grantee"), having an office at c/o Clark Street Developers, 980 North Michigan Avenue, Suite 1280, Chicago, Illinois 60611.

## WITNESSETH

That the Grantor for and in consideration of the sum of TEN and 00/100 DOLLARS (\$10.00) and other good and valuable consideration in hand paid by the Grantee, the receipt and sufficiency of which is hereby acknowledged, by these presents does hereby QUIT CLAIM unto Grantee and its successors and assigns FOREVER, all of the real estate, situated in the County of Cook and State of Illinois described on Exhibit A attached hereto and made a part hereof, together with the building structures, fixtures and other improvements affixed to or located on said real estate, together with all rights and appurtenances pertaining to such property, including any right, title and interest of Grantor in and to adjacent streets, alleys or rights of way (the "Property").

Nothing contained herein, or in any other document executed and delivered in relation hereto, shall be deemed to constitute any merger of title with respect to the interest of the Grantee hereunder and the interest held by Grantee, as mortgagee, pursuant to a certain Mortgage Security Agreement, Assignment of Leases and Rents and Fixture Filing (the "**Original Mortgage**") dated January 16, 2007, made by Grantor in favor of MidAmerica Bank, FSB ("**MidAmerica**"), and recorded in the Office of the Cook County, Illinois Recorder of Deeds (the "**Recorder**") as Document No. 0701755431, as modified and amended by (i) a certain First Modification of Loan Documents dated as of January 23, 2007 among Grantor, Guarantors (as defined in the Original Mortgage) and MidAmerica, (ii) a certain Second Modification of Loan Documents dated as of January 3, 2008 between Grantor and MidAmerica, (iii) a certain a Third Modification of Loan Documents dated as of February 21, 2008, between Grantor and National

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City Bank, successor in interest to MidAmerica (“National City”), (iv) a certain Fourth Modification of Loan Documents (“**Fourth Modification**”) dated as of April 4, 2008 between Grantor and National City, (v) a certain Fifth Modification of Loan Documents dated as of June 9, 2008 between Grantor and National City, and (vi) a certain Sixth Modification of Loan Documents dated as of September 30, 2008 between Grantor and National City (the Original Mortgage, as so amended, is referred to herein as the “**Mortgage**”). The Mortgage is intended to remain in full force and effect and not be merged, released or extinguished hereby. Grantee expressly retains the right to proceed to foreclosure the Mortgage so as to perfect title free and clear of any junior liens and encumbrances.

Grantor hereby waives any and all redemption rights to which it might otherwise be entitled.

TO HAVE AND TO HOLD the Property, with all privileges and appurtenances unto the Grantee and its successors and assigns forever.

Exempt under 35 ILCS 200/31-45 section (l)

Exempt under Article III, Section 74-106(13) of the Cook County Code of Ordinance

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VILLAGE OF SKOKIE, ILLINOIS  
Economic Development Tax  
Skokie Code Chapter 98  
Paid: \$19350  
Skokie Office 7/7/11



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## EXHIBIT A

### LEGAL DESCRIPTION

#### PARCEL 1:

THAT PART OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 AND THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 26, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT THE POINT OF INTERSECTION OF THE NORTH RIGHT-OF-WAY LINE OF TOUHY AVENUE AND THE WESTERLY RIGHT-OF-WAY LINE OF ST. LOUIS AVENUE;

THENCE SOUTH 89 DEGREES 06 MINUTES 23 SECONDS WEST, ALONG SAID THE NORTH RIGHT-OF-WAY LINE OF TOUHY AVENUE, A DISTANCE OF 931.89 FEET;

THENCE NORTH 00 DEGREES 34 MINUTES 54 SECONDS EAST, A DISTANCE OF 244.91 FEET;

THENCE NORTH 89 DEGREES 25 MINUTES 06 SECONDS WEST, A DISTANCE OF 133.76 FEET;

THENCE SOUTH 00 DEGREES 34 MINUTES 54 SECONDS WEST, A DISTANCE OF 248.35 FEET;

THENCE SOUTH 89 DEGREES 06 MINUTES 23 SECONDS WEST, ALONG SAID THE NORTH RIGHT-OF-WAY LINE OF TOUHY AVENUE, A DISTANCE OF 47.02 FEET;

THENCE NORTH 00 DEGREES 34 MINUTES 54 SECONDS EAST, A DISTANCE OF 607.36 FEET;

THENCE ALONG THE SOUTH RIGHT-OF-WAY LINE OF CHASE AVENUE THE FOLLOWING TWO COURSES:

1. NORTH 89 DEGREES 05 MINUTES 40 SECONDS EAST, A DISTANCE OF 405.65 FEET;

2. NORTH 82 DEGREES 25 MINUTES 03 SECONDS EAST, A DISTANCE OF 187.55 FEET;

THENCE NORTH 89 DEGREES 05 MINUTES 40 SECONDS EAST, ALONG SAID THE SOUTH RIGHT-OF-WAY LINE OF CHASE AVENUE AND LINE EXTENDED, A DISTANCE OF 413.48 FEET;

THENCE A DISTANCE OF 191.12 FEET ALONG THE ARC OF A CIRCLE CONVEX TO THE NORTHEAST, HAVING A RADIUS OF 209.70 FEET AND WHOSE CHORD OF 184.57 FEET BEARS SOUTH 64 DEGREES 44 MINUTES 07 SECONDS EAST;

THENCE NORTH 89 DEGREES 06 MINUTES 23 SECONDS EAST, A DISTANCE OF 48.81 FEET;

THENCE SOUTH 00 DEGREES 37 MINUTES 49 SECONDS WEST, A DISTANCE OF 25.00 FEET;

THENCE SOUTH 89 DEGREES 06 MINUTES 23 SECONDS WEST, A DISTANCE OF 31.52 FEET;

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THENCE A DISTANCE OF 49.55 FEET ALONG THE ARC OF A CIRCLE CONVEX TO THE NORTHEAST, HAVING A RADIUS OF 209.70 FEET AND WHOSE CHORD OF 49.43 FEET BEARS SOUTH 23 DEGREES 38 MINUTES 56 SECONDS EAST;

THENCE SOUTH 16 DEGREES 52 MINUTES 47 SECONDS EAST, A DISTANCE OF 37.17 FEET;

THENCE ALONG SAID THE WESTERLY RIGHT-OF-WAY LINE OF ST. LOUIS AVENUE THE FOLLOWING FOUR COURSES:

1. SOUTH 00 DEGREES 37 MINUTES 49 SECONDS WEST, A DISTANCE OF 33.68 FEET;
2. SOUTH 06 DEGREES 47 MINUTES 35 SECONDS EAST, A DISTANCE OF 77.36 FEET;
3. SOUTH 00 DEGREES 37 MINUTES 49 SECONDS WEST, A DISTANCE OF 55.62 FEET;
4. SOUTH 22 DEGREES 28 MINUTES 42 SECONDS WEST, A DISTANCE OF 299.00 FEET TO THE POINT OF BEGINNING, EXCEPTING THEREFROM THAT PART DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT ON THE WEST LINE OF THE SOUTHEAST 1/4 OF SAID SECTION 26, 440.18 FEET NORTH OF THE SOUTHWEST CORNER THEREOF;

THENCE EAST ALONG A LINE PARALLEL TO THE SOUTH LINE OF SAID SOUTHEAST 1/4, 200 .00 FEET TO THE POINT OF BEGINNING;

THENCE NORTH 00 DEGREES 37 MINUTES 49 SECONDS EAST, A DISTANCE OF 67.36 FEET;

THENCE SOUTH 89 DEGREES 31 MINUTES 42 SECONDS EAST, A DISTANCE OF 26.86 FEET;

THENCE SOUTH 00 DEGREES 42 MINUTES 15 SECONDS WEST, A DISTANCE OF 6.72 FEET;

THENCE NORTH 89 DEGREES 06 MINUTES 23 SECONDS EAST, A DISTANCE OF 23.14 FEET;

THENCE NORTH 00 DEGREES 37 MINUTES 49 SECONDS EAST, A DISTANCE OF 55.00 FEET;

THENCE NORTH 89 DEGREES 06 MINUTES 23 SECONDS EAST, A DISTANCE OF 103.64 FEET;

THENCE A DISTANCE OF 57.00 FEET ALONG THE ARC OF A CIRCLE CONVEX TO THE NORTHEAST, HAVING A RADIUS OF 189.70 FEET AND WHOSE CHORD OF 56.79 FEET BEARS SOUTH 25 DEGREES 28 MINUTES 15 SECONDS EAST;

THENCE SOUTH 16 DEGREES 52 MINUTES 47 SECONDS EAST, A DISTANCE OF 66.40 FEET;

THENCE SOUTH 89 DEGREES 06 MINUTES 23 SECONDS WEST, A DISTANCE OF 198.63 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

AREA = 680,559 SQ. FT. OR 15.623 ACRES

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## PARCEL 2:

THAT PART OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 26, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE POINT OF INTERSECTION OF THE NORTH RIGHT-OF-WAY LINE OF TOUHY AVENUE AND THE EASTERLY RIGHT-OF-WAY LINE OF ST. LOUIS AVENUE;

THENCE NORTH 22 DEGREES 28 MINUTES 42 SECONDS EAST, ALONG SAID THE EASTERLY RIGHT-OF-WAY LINE OF ST. LOUIS AVENUE, A DISTANCE OF 304.43 FEET TO THE POINT OF BEGINNING;

THENCE NORTH 02 DEGREES 47 MINUTES 42 SECONDS WEST, ALONG SAID THE EASTERLY RIGHT-OF-WAY LINE OF ST. LOUIS AVENUE, A DISTANCE OF 93.23 FEET;

THENCE NORTH 89 DEGREES 01 MINUTES 06 SECONDS, ALONG THE LINE 917.45 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 26, A DISTANCE OF 43.39 FEET;

THENCE SOUTH 22 DEGREES 28 MINUTES 42 SECONDS WEST, A DISTANCE OF 101.58 FEET TO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS.

(AREA = 2,022 SQ. FT. OR 0.046 ACRES)

### Property Identification Numbers:

10-26-318-020  
 10-26-318-029  
 10-26-318-032  
 10-26-318-033  
 10-26-318-034  
 10-26-318-035  
 10-26-402-019  
 10-26-402-032  
 10-26-402-034  
 10-26-402-035  
 10-26-402-055  
 10-26-402-025

### Property Address:

3600 West Touhy Avenue, Skokie, Illinois; 3610 West Touhy Avenue, Skokie, Illinois; 3650 West Touhy Avenue, Skokie, Illinois; 3649 West Chase Avenue Skokie, Illinois; 3710 West Touhy Avenue, Skokie, Illinois; 3714 West Touhy Avenue, Skokie, Illinois; and 7254 North St. Louis Avenue, Skokie, Illinois

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## STATEMENT OF GRANTOR/GRANTEE

The grantor or his agent affirms that, to the best of his 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.

Dated July 6, 2011 Signature: *Craig S. Mull*  
Grantor or Agent

Subscribed and sworn to before me by the said Grantor Agent this 04 day of July, 2011.  
Notary Public *[Signature]*



The grantee or his agent affirms that, to the best of his 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.

Dated July 8, 2011 Signature: *Craig S. Mull*  
Grantee or Agent

Subscribed and sworn to before me by the said Grantee Agent this 04 day of July, 2011.  
Notary Public *[Signature]*



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 AB) to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.