

UNOFFICIAL COPY

MEMORANDUM OF
TELECOMMUNICATIONS
FACILITY EASEMENT



Doc#: 1222648042 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 08/13/2012 11:50 AM Pg: 1 of 2

August 10, 2012

P.I.N. 12-34-400-022-0000

2001 N. 17th Avenue, Melrose Park, Illinois

Description of Property:

PARCEL 1:

A PARCEL OF LAND BEING A PART OF LOT 4 IN BLOCK 2 OF FRANKLIN FARMS, BEING A SUBDIVISION OF THE NORTH 1/2 OF THE SOUTH EAST 1/4 AND THE WEST 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 AND THE NORTHWEST 1/4 OF SECTION 34, TOWNSHIP 40 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF THE INDIAN BOUNDARY LINE EXCEPT THAT PART TAKEN FOR RAILROAD, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT IN THE NORTH LINE OF THE SOUTH 300 FEET OF THE NORTH 468.66 FEET OF SAID LOT 4, A DISTANCE OF 13.21 FEET WEST OF THE NORTH AND SOUTH CENTER LINE OF THE WEST 1/2 OF THE WEST 1/2 OF THE SOUTH EAST 1/4 OF SAID SECTION: THENCE EAST ALONG THE NORTH LINE OF THE SOUTH 300 FEET OF THE NORTH 468.66 FEET OF SAID LOT 4, A DISTANCE OF 3.21 FEET TO A POINT 10.00 FEET WEST OF THE NORTH AND SOUTH CENTER LINE OF THE WEST 1/2 OF THE WEST 1/2 OF THE SOUTH EAST 1/4 OF SAID SECTION, THENCE NORTH ALONG A LINE 10.00 FEET WEST AND PARALLEL WITH SAID NORTH AND SOUTH CENTER LINE A DISTANCE OF 34.18 FEET TO A POINT OF TANGENCY THENCE SOUTHWESTERLY ALONG AN ARC OF A CIRCLE CONVEX TO THE SOUTHEAST AND HAVING A RADIUS OF 183.18 FEET A DISTANCE OF 34.37 FEET TO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS

PARCEL 2:

THE NORTH 234 FEET OF THE SOUTH 300 FEET OF THE NORTH 468.66 FEET OF THAT PART OF LOT 4 IN BLOCK 2 IN FRANKLIN FARMS, BEING A SUBDIVISION OF THE NORTH 1/2 OF THE SOUTH EAST 1/4 AND THE WEST 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 AND THE NORTHWEST 1/4 OF SECTION 34, TOWNSHIP 40 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF INDIAN BOUNDARY LINE (EXCEPT THAT PART TAKEN FOR RAILROAD) LYING EAST OF THE EAST LINE OF 17TH AVENUE BEING A LINE 33 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF SAID LOT 4 AND LYING WEST OF A LINE 10 FEET WEST OF AND PARALLEL WITH THE NORTH AND SOUTH CENTER LINES OF THE WEST 1/2 OF THE WEST 1/2 OF THE SOUTH EAST 1/4 OF SAID SECTION 34 IN COOK COUNTY, ILLINOIS

Owner/Grantor: A.S. Melrose Park Building, LLC
c/o Carl E. Schanstra
2001 N. 17th Avenue,
Melrose Park, Illinois

Grantee: 2001 N. 17th Avenue, LLC
c/o Robert Graham or Barbara Graham
1316 Jackson
River Forest, IL 60305

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Description of Easement: A 50' x 50' parcel in the northeast corner, legally described as follows:

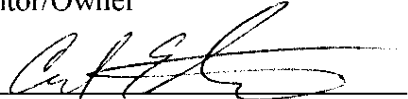
THE NORTH 50 FEET OF THE WEST 50 FEET OF THE EAST 65 FEET OF PARCEL 2 (described above)

Scope/Purpose: The scope and terms of the easement are the subject of a detailed written agreement, copies of which may be obtained from the Grantor or Grantee. Generally, the easement allows the Grantee the exclusive right to lease, construct, maintain and operate facilities for the transmission and reception of wireless communications and the right to enter the property and access the easement. The easement property is occupied by facilities owned by third parties.

Term: Ten (10) years commencing on August 10, 2012 and ending on August 10, 2022. The easement will terminate on August 10, 2022, or upon the recording of a written notarized Release of Easement signed by either the Grantee, Robert Graham or Barbara Graham, whichever event occurs first.

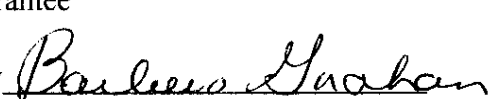
Agency: Except as to the leasing authority given Grantee, neither the Grantor or Grantee has the power to act as agent for the other. The Grantor and Grantee are not partners or engaged in a joint venture.

A.S. Melrose Park Building, LLC
Grantor/Owner

by 

Carl E. Schanstra
Managing Member

2001 N. 17th Avenue, LLC
Grantee

by 

Barbara Graham
Managing Member

This Instrument Prepared by: Jonathan B. Gilbert
P.O. Box 5323
River Forest, IL 60305
312/699-7388