



Doc#: 1317819092 Fee: \$48.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Affidavit Fee: \$2.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 06/27/2013 12:38 PM Pg: 1 of 6

QUITCLAIM DEED

(The Above Space For Recorder's Use Only)

**CITY OF CHICAGO**, an Illinois municipal corporation and home rule unit of local government having its principal offices at 121 North LaSalle Street, Chicago, Illinois 60602 (the "City"), for and in consideration of Six Million and 00/100 Dollars (\$6,000,000), conveys and quitclaims, pursuant to an ordinance adopted by the City Council of the City of Chicago on April 10, 2013, and published at pages 50987 through 51048 in the Journal of the Proceedings of the City Council of the City for such date, all interest in the real property legally described and identified on Exhibit A attached hereto, to **NINTH ST. INVESTORS, LLC**, an Illinois limited liability company, whose principal place of business is located at 625 North Michigan Avenue, Suite 2000, Chicago, Illinois 60611 ("**Grantee**"). Without limiting the quitclaim nature of this deed, such conveyance is expressly subject to the following:

(a) Covenants and restrictions set forth in this deed and that certain Agreement for the Sale and Redevelopment of Land ("Redevelopment Agreement"), dated on or as of June 26, 2013, by and between the City and Grantee, and recorded with the Office of the Recorder of Deeds of Cook County, Illinois, on June 27, 2013, as document # 1317819091 ;

(b) the City's Initial Redevelopment Plan for the Central Station Tax Increment Funding Redevelopment Project Area, as may be amended from time to time;

(c) the standard exceptions in an ALTA title insurance policy;

(d) general real estate taxes and any special assessments or other taxes, subject to Section 6.2 of the Redevelopment Agreement;

(e) all easements, encroachments, covenants and restrictions of record and not shown of record;

(f) such other title defects that may exist; and

(g) any and all exceptions caused by the acts of the Grantee or its agents.


[signature page follows]

NO 1130803 2 of 2 - JL

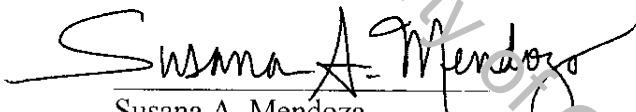
# UNOFFICIAL COPY


IN WITNESS WHEREOF, the City of Chicago has caused this instrument to be duly executed in its name and behalf and its seal to be hereunto affixed, by the Mayor and City Clerk, on or as of the 26<sup>th</sup> day of June, 2013.

CITY OF CHICAGO,  
an Illinois municipal corporation


  
Rahm Emanuel,  
Mayor

ATTEST:

  
Susana A. Mendoza,  
City Clerk

REAL ESTATE TRANSFER		06/27/2013
	CHICAGO:	\$0.00
	CTA:	\$0.00
	TOTAL:	\$0.00
17-15-306-037-8001   20130601604357   2FCKRU		

Approved as to form (except for legal description).

  
Richard A. Wendy,  
Deputy Corporation Counsel

REAL ESTATE TRANSFER		06/27/2013
	COOK	\$0.00
	ILLINOIS:	\$0.00
	TOTAL:	\$0.00
17-15-306-037-8001   20130601604357   NNYF82		

Address: 919 S State St.  
Chicago IL 60605

THIS TRANSFER IS EXEMPT PURSUANT TO THE PROVISIONS OF THE REAL ESTATE TRANSFER TAX ACT, 35 ILCS 200/31-45(b); SECTION 3-33-060.B. OF THE MUNICIPAL CODE OF CHICAGO (CHICAGO REAL PROPERTY TRANSFER TAX ORDINANCE); AND SECTION 6 (B) OF THE COOK COUNTY REAL PROPERTY TAX ORDINANCE.

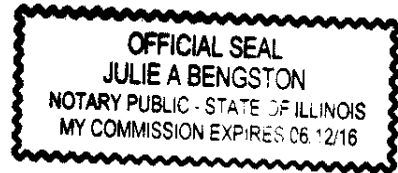
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STATE OF ILLINOIS        )  
  ) SS.  
COUNTY OF COOK        )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Stephen R. Patton, personally known to me to be the Corporation Counsel of the City of Chicago, an Illinois municipal corporation (the "City") pursuant to proxy on behalf of Rahm Emanuel, Mayor, and Susana A. Mendoza, City Clerk of the City, both personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and being first duly sworn by me acknowledged that as said Corporation Counsel and said City Clerk, respectively, each person signed and delivered the said instrument and caused the corporate seal of said City to be affixed thereto, pursuant to authority given by the City, as each person's free and voluntary act, and as the free and voluntary act and deed of said City, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 26<sup>th</sup> day of June, 2013.

Julie A Bengston  
NOTARY PUBLIC



THIS INSTRUMENT WAS PREPARED BY:  
Arthur Dolinsky,  
Senior Counsel  
Department of Law, Real Estate Division  
121 North LaSalle Street, Suite 600  
Chicago, Illinois 60602  
312-744-0200

MAIL DEED AND TAX BILLS TO:  
Ninth St. Investors, LLC  
625 N. Michigan Avenue, Suite 2000  
Chicago, Illinois 60611

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## EXHIBIT A

### Legal Description

#### PARCEL 1A:

THE EAST 1/2 (EXCEPT THE EAST 26 FEET AND EXCEPT THE WEST 30 FEET THEREOF) OF SUB LOT 1 OF LOT 2 IN BLOCK 19 OF CANAL TRUSTEES' SUBDIVISION OF LOTS IN FRACTIONAL SECTION 15 ADDITION TO CHICAGO, IN FRACTIONAL SECTION 15, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

#### PARCEL 1B:

THE EAST 92 FEET (EXCEPT THE EAST 26 FEET THEREOF AND EXCEPT THE WEST 40 FEET THEREOF) OF THE NORTH 1/2 OF SUB LOT 2 OF LOT 2 IN BLOCK 19 OF CANAL TRUSTEES' SUBDIVISION LOTS IN FRACTIONAL SECTION 15 ADDITION TO CHICAGO IN FRACTIONAL SECTION 15, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

#### PARCEL 2:

THE EAST 26 FEET OF SUB-LOT 1 IN LOT 2 AND THE NORTH 1/2 OF THE EAST 26 FEET OF SUB-LOT 2 IN LOT 2 IN BLOCK 19 IN CANAL TRUSTEES' SUBDIVISION OF LOTS IN FRACTIONAL SECTION 15 ADDITION TO CHICAGO IN FRACTIONAL SECTION 15, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

#### PARCEL 3A:

THE WEST 112-1/2 FEET OF SUB-LOT 1 IN LOT 2 IN BLOCK 19 IN FRACTIONAL SECTION 15 ADDITION TO CHICAGO (EXCEPT THE WEST 27 FEET THEREOF TAKEN FOR WIDENING OF STATE STREET) IN SECTION 15, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

#### PARCEL 3B:

SUB-LOT 2 OF THE CANAL TRUSTEES' SUBDIVISION OF LOT 2 IN BLOCK 19 IN FRACTIONAL SECTION 15 ADDITION TO CHICAGO IN SECTION 15, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE NORTH 20 FEET OF THE EAST 52 FEET AND EXCEPT THAT PART TAKEN FOR WIDENING OF STATE STREET) IN COOK COUNTY, ILLINOIS.

#### PARCEL 3C:

SUB-LOT 1 OF THE CANAL TRUSTEES' SUBDIVISION LOT 3 IN BLOCK 19 IN FRACTIONAL SECTION 15 ADDITION TO CHICAGO (EXCEPTING THEREFROM THE

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WEST 27 FEET THEREOF) IN SECTION 15, TOWNSHIP 39 NORTH RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 4:

THE NORTH 1/2 OF SUB-LOT 2 OF LOT 3, THE SOUTH 1/2 OF SUB-LOT 2 OF LOT 3 AND THE NORTH 1/2 OF SUB-LOT 1 OF LOT 6, (ALL EXCEPTING THE WEST 27 FEET MORE OR LESS, TAKEN FOR WIDENING OF STATE STREET, AND EXCEPTING THAT PORTION OF SAID PREMISES TAKEN OFF THE REAR FOR ALLEY) ALL IN BLOCK 19 IN FRACTIONAL SECTION 15 ADDITION TO CHICAGO IN SECTIONS 15, 16 AND 17, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 5:

THE SOUTH 1/2 OF SUB-LOT 1 (EXCEPT THAT PART THEREOF TAKEN FOR STREET) OF THE CANAL TRUSTEES' SUBDIVISION OF LOT 6 IN BLOCK 19 IN FRACTIONAL SECTION 15 ADDITION TO CHICAGO IN SECTION 15, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 6:

SUB-LOT 2 (EXCEPT THE WEST 27 FEET THEREOF TAKEN FOR WIDENING STATE STREET) OF LOT 6 IN BLOCK 19 IN FRACTIONAL SECTION 15, ADDITION TO CHICAGO OF FRACTIONAL SECTION 15, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 7:

SUB-LOT 1 OF LOT 7 IN BLOCK 19 IN FRACTIONAL SECTION 15 ADDITION TO CHICAGO (EXCEPT THE WEST 27 FEET THEREOF TAKEN FOR THE WIDENING OF STATE STREET) IN SECTION 15, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N.s:                   17-15-306-010-0000  
                               17-15-306-011-0000  
                               17-15-306-012-0000  
                               17-15-306-013-0000  
                               17-15-306-014-0000  
                               17-15-306-030-0000  
                               17-15-306-031-0000  
                               17-15-306-037-8001  
                               17-15-306-037-8002

Commonly known as: 1-15 E. 9<sup>th</sup> Street and 901-1007 S. State Street, Chicago, Illinois 60605

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## STATEMENT BY GRANTOR AND 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.

City of Chicago,  
by one of its attorneys:

Dated June 19, 2013

Signature Arthur Dolinsky  
Arthur Dolinsky  
Senior Counsel

Subscribed and sworn to before me  
this 19<sup>th</sup> day of June, 2013



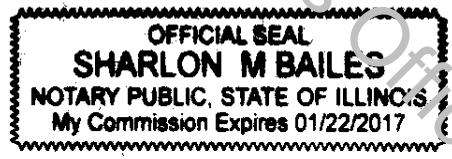
Julie A Bengston  
Notary Public

The grantee or his agent affirms 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 authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated June 26, 2013

Signature Chris A. Leach  
Grantor or Agent

Subscribed and sworn to before me  
this 26<sup>th</sup> day of June, 2013



Sharlon M Bailes  
Notary Public

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