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THIS INSTRUMENT PREPARED BY:

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Doc#: 1614119166 Fee: \$44.00
RHSP Fee: \$9.00 RPPF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 05/20/2016 04:32 PM Pg: 1 of 4

AFTER RECORDING, THIS INSTRUMENT
SHOULD BE RETURNED TO:

Speedway LLC
c/o Real Estate Department
539 South Main Street
Findlay, Ohio 45840

MAIL TAX BILLS TO:

Speedway LLC
c/o Tax Department
539 South Main Street
Findlay, Ohio 45840

The above space for recorder's use only

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED (this "Deed"), made as of the 28th day of April, 2016, between **PREFERRED-CALUMET LLC**, an Illinois limited liability company ("Grantor"), and **SPEEDWAY LLC**, a Delaware limited liability company ("Grantee"), of Clark County, Ohio.

WITNESSETH, that Grantor, for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, by these presents does REMISE, RELEASE, ALIEN, AND CONVEY in fee simple unto Grantee, FOREVER, all the following described real estate, situated in the County of Cook and State of Illinois known and described as follows, to wit:

See Exhibit A attached hereto and made a part hereof.

Together with all of Grantor's right, title and interest in and to the improvements, hereditaments, easements and appurtenances thereunto belonging (collectively, the "Property"). TO HAVE AND TO HOLD the Property, unto Grantee, subject to: (1) general real estate taxes not due and payable; (2) applicable zoning and building laws, building and building line restrictions, and ordinances; (3) acts done or suffered by Grantee or anyone claiming by, through or under Grantee; (4) encroachments onto the Property, if any; (5) public and utility easements, if any, whether recorded or unrecorded; (6) covenants, conditions, restrictions, easements, permits and agreements of record; and (7) liens and other matters of title over which are insured over by Grantee's policy of title insurance.

15-52226

FIDELITY NATIONAL TITLE

999012411

1 of 1

SM

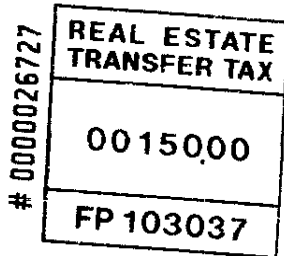
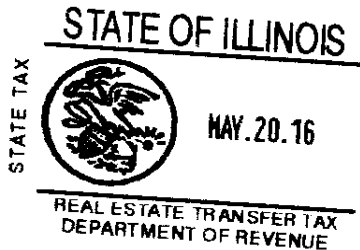
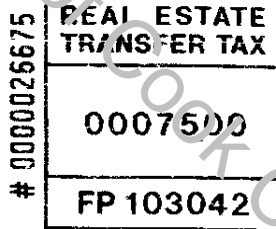
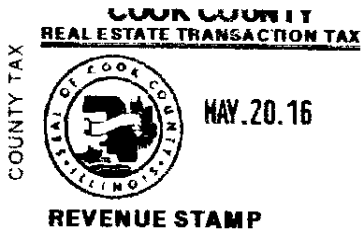
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And Grantor hereby binds itself to WARRANT AND DEFEND the title against all of the acts of Grantor and no other, subject to the matters set forth above.

And Grantor hereby expressly waives and releases any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

THIS IS NOT HOMESTEAD PROPERTY.

[SIGNATURE PAGE IMMEDIATELY FOLLOWS]

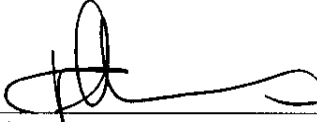


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IN WITNESS WHEREOF, Grantor has hereunto set his hand and seal as of the day and year first written above.

GRANTOR:

PREFERRED-CALUMET, LLC, an Illinois limited liability company

By: 

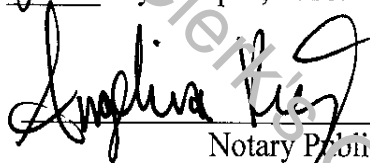
Name: Thomas Morabito

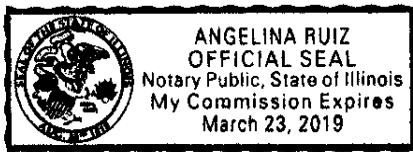
Its: Manager

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that Thomas Morabito as the manager of PREFERRED-CALUMET, LLC, an Illinois limited liability company, personally known to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 27th day of April, 2016.


Notary Public



Commission expires March 23, 2019

Real Estate Transfer Tax

\$500.00



Real Estate Transfer Tax

\$200.00



Real Estate Transfer Tax

\$50.00



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EXHIBIT A

LEGAL DESCRIPTION OF THE PROPERTY

PARCEL 1:

LOTS 11 THROUGH 18 BOTH INCLUSIVE, IN BLOCK 5 IN BUTTERFIELDS SUBDIVISION OF LOTS 1, 2, 3 AND 6 IN KRUEGER'S SUBDIVISION OF THE NORTHEAST 1/4 OF SECTION 30, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PARCEL 2:

LOTS 11, 12, 15 THROUGH 18 IN BRICKMAKER'S SUBDIVISION OF BLOCK 4 IN BUTTERFIELD'S SUBDIVISION OF LOTS 1, 2, 3 AND 6 OF KRUEGER'S SUBDIVISION OF THE NORTHEAST 1/4 OF SECTION 30, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property Identification Numbers: 25-30-201-011-0000
25-30-201-012-0000
25-30-201-013-0000
25-30-201-014-0000
25-30-201-015-0000
25-30-201-016-0000
25-30-201-017-0000
25-30-201-018-0000
25-30-202-012-0000
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25-30-202-023-0000