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PREPARED BY AND
RECORDING REQUESTED AND
WHEN RECORDED RETURN TO:
Jetco Properties, Inc.
c/o New Albertson's, Inc.
250 Parkcenter Boulevard
Boise, Idaho 83726
Jewel #3465 Skokie (outlot)



Doc#: 1617916061 Fee: \$66.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/27/2016 03:58 PM Pg: 1 of 15

DECLARATION OF RESTRICTIONS AND GRANT OF EASEMENTS

THIS DECLARATION OF RESTRICTIONS AND GRANT OF EASEMENTS ("Declaration") is entered into as of the 24 day of June, 2016, by and between **JETCO PROPERTIES, INC.**, a Delaware corporation ("Jewel"), and **KS AND, LLC**, a Wisconsin limited liability company ("Developer"), collectively, the "Declarants" and individually, a "Declarant".

1. PRELIMINARY

1.1 Purpose. Jewel is the Owner of the "Jewel Property" ("Jewel Property"), as described on **Exhibit A** attached hereto and incorporated herein by this reference, and Developer is the Owner of the "Developer Property" ("Developer Property"), as described on **Exhibit B** attached hereto and incorporated herein by this reference, which properties are located on Skokie Boulevard, in the City of Skokie, Cook County, Illinois. In order to preserve the most beneficial and orderly development and use of the Jewel Property and the Developer Property, Declarants hereby establish the Restrictions (as defined below).

First American Title Order # NCS - 707325

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1.2 Definitions. The following terms shall have the definitions ascribed to them below.

(a) **"Consenting Owner"**: Jewel, for so long as Jewel holds a fee or leasehold interest in the Jewel Property. At such time that Jewel no longer holds a fee or leasehold interest in the Jewel Property, the Consenting Owner shall be the Owner of the Jewel Property.

(b) **"Developer Property"**: That certain real property located in the City of Skokie, Cook County, Illinois described on **Exhibit B** attached hereto and incorporated herein by this reference.

(c) **"Existing Declaration"**: That certain Declaration of Restrictions, Grant of Easements and Common Area Maintenance Agreement dated April 19, 1999 and recorded January 26, 2000 as document 00064064 (re-recorded as document 00252577).

(d) **"Jewel Property"**: That certain real property located in the City of Skokie, Cook County, Illinois described on **Exhibit A** attached hereto and incorporated herein by this reference.

(e) **"Lienholder"**: Any mortgagee under a mortgage, or a trustee or beneficiary under a deed of trust, constituting a lien on any Lot. A Lienholder shall not be deemed to be an Owner for purposes of this Declaration until such time as said Lienholder acquires fee simple title to its Lot(s) by foreclosure, trustee's sale or otherwise.

(f) **"Lot(s)"**: the Developer Property and/or the Jewel Property.

(g) **"National Chain"**: A business organization which uses standard uniform building exterior image designs and signs and/or standard uniform free standing sign panel designs for more than thirty (30) stores in Illinois and at least one other state, which stores are operating under the same trade name.

(h) **"Owner"**: The record holder of fee simple title to a Lot (including its heirs, personal representatives, successors and assigns).

(i) **"person"**: Individuals, partnerships, firms, associations, corporations, trusts, governmental agencies, administrative tribunals or any other form of business or legal entity.

(j) **"Prime Lessee"**: An Owner of a Lot who sells said Lot to an unaffiliated third party and thereafter enters into a lease (including a ground lease or building lease) for said Lot with such third party or its lessee or sublessee. Prime Lessee includes the successors and assigns of the Prime Lessee but does not include the sublessees, licensees or concessionaires of the Prime Lessee.

(k) **"Restrictions"**: The easements, covenants, restrictions, liens and encumbrances contained in this Declaration.

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2. EXISTING DECLARATION

2.1 Existing Declaration. The Lots and certain adjacent property are subject to the Existing Declaration. Developer acknowledges that it has acquired the Developer Property subject to the Existing Declaration and, subject to the terms of this Declaration, and agrees at all times to comply with the applicable terms of the Existing Declaration. In addition to the terms and requirements of the Existing Declaration, (a) the Developer Property shall be improved and maintained in accordance with the site plan attached hereto as **Exhibit C** and incorporated herein by this reference, and any changes to such site plan, including but not limited to the location of any building(s), points of access, site layout, drive aisles and parking, shall require the prior written approval of the Consenting Owner, (b) any easement(s) for utilities serving the Developer Property that would cross or extend beyond the boundaries of the Developer Property, including but not limited to the location of any such easement(s), shall be subject to the prior written approval of the Consenting Owner, (c) all buildings and related improvements from time to time located on the Developer Property shall be of first quality construction and architecturally designed with exterior elevations (including, without limitation, signs, materials, design, color and roof top screening) that are architecturally and aesthetically compatible and harmonious with all buildings then located on the Jewel Property and that do not exceed the maximum height approved by the Consenting Owner, (d) The height of building elevations on the Developer Property shall not exceed twenty-six feet (twenty-eight feet for no more than 20% of the linear footage of such building for architectural element(s) or raised parapet), and (e) any changes to exterior elevations (including, without limitation, signs, materials, design, color and roof top screening) on the Developer Property that were previously approved by the Consenting Owner shall be subject to the prior written approval of the Consenting Owner.

3. PERMISSIBLE SIGNAGE ON DEVELOPER PROPERTY.

3.1 Permissible Signage on Developer Property. Developer agrees at all times to comply with the terms of the Existing Declaration applicable to signs and signage on the Developer Property. In addition to any approvals required under the Existing Declaration, all signage (other than the prototypical signs of a National Chain) on any building(s) constructed on the Developer Property shall require the prior written approval of the Consenting Owner. All exterior building signs on any building(s) constructed on the Developer Property shall be restricted to identification of the business(es) or service(s) located or provided therein. No exterior building sign on any building(s) constructed on the Developer Property shall be placed on penthouse walls, extend above the building roof or be painted on the exterior building surface, and no exterior building or freestanding sign on the Developer Property shall utilize flashing, moving or audible lights or appurtenances.

3.2 Pylon Signage. Subject to the prior written approval and consent of the "Owners" (as defined in the Existing Declaration) ("**Existing Declaration Owner(s)**"), and the execution delivery and recordation of any necessary amendment of the Existing Declaration, (a) Developer may at its sole cost and expense add additional display space sufficient for a single additional sign panel at the bottom of the existing Shopping Center pylon sign that faces Skokie Boulevard (not on the existing Shopping Center pylon sign that faces Gross Point Road), subject to each of the following: (i) Developer shall secure at its sole cost and expense all necessary governmental approvals in connection with such additional sign panels, (ii) the signage rights of the Existing Declaration Owners (including Jewel) shall not be adversely affected thereby, (iii)

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any necessary work on the existing pylon sign, including the scope and timing of such work, shall require the prior written approval of the Existing Declaration Owners (including Jewel), shall be performed in a good and workmanlike manner without disrupting the visibility of any other sign panels on the pylon sign, and shall be completed lien-free with the pylon sign (including all sign panels) cleaned and any damage to other sign panels, the pylon signs or the surrounding property promptly repaired and restored, at Developer's sole cost and expense, to the satisfaction of the owner of such property, (iv) Developer shall supply and maintain its own sign panels at its sole cost and expense, (v) Developer's sign panel shall be no larger than the smallest sign panel currently on the applicable pylon sign and shall display only the designation of a permissible tenant or other occupant of the Developer Property, (vi) the size and design of Developer's sign panels shall be subject to the approval of the Consenting Owner, not to be unreasonably withheld or delayed, and the other Existing Declaration Owners, and (vii) within thirty (30) days after receipt of a statement (to be provided within sixty days after the end of each calendar year) of the total cost of maintaining, renewing, repairing and replacing the pylon sign (prorated for any partial calendar year), Developer shall pay a share of such total cost based on the proportion of the square footage of Developer's designation on the particular pylon sign to the total square footage of all designations entitled to be displayed on such pylon sign, (b) Developer may at its sole cost and expense install one freestanding sign at a location on the Developer Property approved in writing by the Existing Declaration Owners (including Jewel), subject to each of the following: (i) if, but only if, approved and consented to by the Existing Declaration Owners and approved by the applicable governmental authorities, such free standing sign may include LED, (ii) Developer shall be responsible for securing at its sole cost and expense all necessary governmental approvals in connection with such freestanding sign, (iii) the size and design of such freestanding sign shall be subject to the approval of the Existing Declaration Owners (including Jewel), and, (iv) all work in connection with the location and installation of such freestanding sign, including the scope and timing of such work, shall require the prior written approval of the Existing Declaration Owners (including Jewel), shall be performed in a good and workmanlike manner, without disrupting any other business within the Shopping Center, and shall be completed lien-free with such freestanding sign and the area in which it is located cleaned and any damage to the surrounding property promptly repaired and restored, at Buyer's sole cost and expense, and (c) in the event that Developer cannot obtain approval for an additional free standing sign as provided in (b), Developer may additionally add display space sufficient for a single additional sign panel (to be added at Developer's sole cost and expense) at the bottom of the existing Shopping Center pylon sign that faces Cross Point Road subject to the terms and conditions in (a) above.

4. COMMON AREA MAINTENANCE

4.1 Performance. Each Owner shall maintain, repair, replace and insure those portions of the Common Area (as defined in the Existing Declaration) located on such Owner's Lot, except for the maintenance, repair, replacement and insurance of the following items which cannot be practicably segregated or allocated between the Lots ("**Nonsegregable Items**"): the shared access drives, the shared utilities, the drainage facilities, and any other items which the Consenting Owner reasonably identifies in writing after the date of this Declaration cannot be practicably segregated or allocated between the Lots. The Owner of Jewel Property shall be responsible for performing and paying for the maintenance, repair, replacement and insurance of all Nonsegregable Items, and the Owner of the Developer Property shall, on or before January 1st of each calendar year, pay to the Owner of the Jewel Property in advance the sum of Three

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Thousand Dollars (\$3,000.00), increased annually by two percent (2%) commencing with the second annual payment of the Nonsegregable Contribution, as the entire required contribution from the Owner of the Developer Property for the maintenance, repair, replacement and insurance of all Nonsegregable Items ("**Nonsegregable Contribution**"). The Nonsegregable Contribution for any partial calendar year immediately following the date of this Declaration shall be prorated and shall be payable concurrently with the execution and delivery of this Declaration by the Owner of the Developer Property. The Nonsegregable Contribution shall accrue interest from the date due at the lesser of (i) the highest applicable rate allowed by law or (ii) fifteen percent (15%) per annum. Except for the specific Nonsegregable Items enumerated above, each Owner shall maintain, repair and replace the Common Area on its Lot at its sole cost and expense in accordance with the requirement of the Existing Declaration and in a manner and at a level of quality at least comparable to other similar retail shopping centers in the geographic area where the shopping center is located.

4.2 Lien for Nonsegregable Contribution. The Owner of the Jewel Property shall have a lien on the Developer Property for the failure to timely pay the Nonsegregable Contribution, plus interest thereon as provided above. A lien provided in this Section 4.2 shall only be effective when filed of record in the real estate records of Cook County, Illinois, signed and verified, which shall contain at least: (i) An itemized statement of all amounts due and payable pursuant hereto; (ii) A description sufficient for identification of that portion of the real property which is the subject of the lien; (iii) The name of the Owner or reputed Owner of the Developer Property; and (iv) The name and address of the Owner of the Jewel Property. The lien, when so established against the real property described in the lien, shall be prior and superior to any right, title, interest, lien or claim which may be or has been acquired or attached to such real property after the time of filing the lien, but not before. The lien shall be for the use and benefit of the Owner of the Jewel Property and may be enforced and foreclosed in a suit or action brought in any court of competent jurisdiction.

5. RESTRICTIONS ON USE OF DEVELOPER PROPERTY.

5.1 Restrictions on Use of Developer Property. The Developer Property shall not be used or occupied, in whole or in part: (a) as a supermarket, defined as any store or department containing more than 1,000 square feet of floor space, including aisle space and storage, primarily devoted to the retail sale of food for off-premises consumption (except for delivery and catering that is incidental to a Culver's retail restaurant establishment that operates consistently with, and does not offer materially more menu items, by volume or selection, than the typical Culver's locations operating in the greater Chicago, Illinois metropolitan area); (b) as a bakery or delicatessen; (c) as a cigarette or smoke shop or any other store the primary business of which is to sell tobacco products and/or accessories; (d) for the sale of fresh or frozen meat, fish, poultry or produce for off-premises consumption; (e) for the sale of alcoholic beverages for off-premises consumption; (f) for photo printing or processing, including, without limitation, one hour or less processing, and printing of digital photographs; (g) for the sale of health and beauty aids; (h) for the sale of vitamins and health supplements; (i) as a dollar store (which shall be defined as any store primarily devoted to the deep-discount retail sale of general merchandise and/or food for off-premises consumption including, without limitation, single price point retailers such as "All-a-Dollar," "99 Cents Only," "Family Dollar," "Greenbacks," "Dollar General" and "Big Lots"); (j) for the sale or offer for sale of any pharmaceutical products requiring the services of a registered pharmacist; (j) as a printing

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and/or mailing services center such as "Kinko's, "Mail boxes Etc." or similar operation the primary business of which is to provide printing, packaging and/or mailing services; (k) as a for a "Convenience Store," as hereinafter defined; (i) for the sale of gasoline, motor fuel and/or other non-packaged petroleum products (collectively, "Petroleum") or (l) for the parking of motor vehicles in connection with the sale or storage of any of the uses identified in (a) through (k) above. A "Convenience Store" is herein defined as a self-contained area or building primarily devoted to the sale of any or all of the following items: food, beverages, grocery items, Petroleum, tobacco and/or carwashes, as they may be operated from time to time. By way of example only, stores such as "7-Eleven" and "Circle K" are considered to be "Convenience Stores" under the foregoing definition. Notwithstanding the foregoing, the Property may be used or occupied for a national or regional fast food restaurant (i.e., the fast food restaurant of a company operating or franchising the same retail restaurant business under the same tradename in at least forty [40] business locations serving the public across the United States, or in at least fifteen [15] such locations in up to three [3] contiguous states that includes the State of Illinois), such as Dunkin' Donuts, McDonald's, Wendy's, Wing Stop, Five Guys or Culvers, that does not engage in Convenience Store type sales or operations ("**Fast Food Restaurant(s)**").

6. PARKING ON DEVELOPER PROPERTY.

6.1 Parking on Developer Property. Notwithstanding anything else contained in the Existing Declaration, the parking area on the Developer Property shall at all times contain (a) sufficient ground level parking spaces, without reliance on the benefit or availability of any offsite parking (including parking spaces that may be available on the Jewel Property or any other property, inside or outside of the Shopping Center), in order to comply with all applicable laws, statutes, ordinances, codes, rules and regulations, as presently existing and hereafter amended, relating to the uses and improvements on the Developer Property, and (b) a minimum parking ratio at the rate of five (5) parking spaces per one thousand (1,000) square feet of retail use on the Developer Property and ten (10) parking spaces per one thousand (1,000) square feet of Fast Food Restaurant use on the Developer Property.

7. INDEMNIFICATION

7.1 Indemnification. Each Owner shall indemnify, defend and hold harmless the other Owners and occupants of the Shopping Center from any and all liabilities, claims, damages, expenses (including, without limitation, reasonable attorney's fees and reasonable attorney's fees on any appeal), judgments, proceedings, and causes of action of any kind whatsoever for injury to or death of any person or damage to any property resulting from the willful misconduct or negligent act or omission of the indemnifying Owner.

8. GENERAL PROVISIONS

8.1 Covenants Run With the Land. Each Restriction on each Lot shall be a burden on that Lot, shall be appurtenant to and for the benefit of the other Lot and each part thereof and shall run with the land.

8.2 Successors and Assigns. This Declaration and the Restrictions created hereby shall inure to the benefit of and be binding upon the Owners, their heirs, successors, assigns and personal representatives, and upon any person acquiring a Lot, or any portion thereof, or any

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interest therein, whether by operation of law or otherwise. Notwithstanding the foregoing, if either Owner sells or transfers all of its interest in its Lot, such Owner shall, upon the sale and conveyance of title, be released and discharged from all of its obligations as Owner in connection with said Lot arising under this Declaration after the sale and conveyance of title but shall remain liable for all obligations arising under this Declaration prior to the sale and conveyance of title. The new Owner of any such Lot (including, without limitation, any Owner [or Lienholder] who acquires its interest by foreclosure, trustee's sale or otherwise) shall be liable for all obligations arising under this Declaration with respect to such Lot after the date of sale and conveyance of title.

8.3 Duration. Except as provided herein, the term of this Declaration shall be for a period of sixty-five (65) years ("**Primary Period**") from the date hereof. Notwithstanding the foregoing, upon the expiration of the Primary Period, the term of this Declaration shall automatically renew for successive periods of ten (10) years each (each such period being referred to as an "**Extension Period**") unless, at least ninety (90) days prior to the date of expiration of the Primary Period or Extension Period then in effect, the Owner of a Lot delivers to the Owner of the other Lot written notice of termination, in which event, the Declaration shall automatically expire at the end of the Primary Period or Extension Period then in effect.

8.4 Injunctive Relief. In the event of any violation or threatened violation by any person of any of the Restrictions, any or all of the Owners and Prime Lessees of the property included within the Shopping Center shall have the right to enjoin such violation or threatened violation in a court of competent jurisdiction. The right of injunction shall be in addition to all other remedies set forth in this Declaration or provided by law.

8.5 Modification and Termination. This Declaration may not be modified in any respect whatsoever or terminated, in whole or in part, except with the consent of the Owners of the Lots, and then only by written instrument duly executed and acknowledged by such Owners and recorded in the office of the recorder of Cook County, Illinois. No modification or termination of this Declaration shall affect the rights of any Lienholder unless the Lienholder consents in writing to the modification or termination.

8.6 Not a Public Dedication. Nothing herein contained shall be deemed to be a gift or dedication of any portion of the Shopping Center to the general public or for the general public or for any public purpose whatsoever, it being the intention of the Declarants that this Declaration shall be strictly limited to and for the purposes herein expressed.

8.7 Breach Shall Not Permit Termination. It is expressly agreed that no breach of this Declaration shall entitle any Owner to terminate this Declaration, but such limitation shall not affect in any manner any other rights or remedies which such Owner may have hereunder by reason of any breach of this Declaration. Any breach of this Declaration shall not defeat or render invalid the lien of any mortgage or deed of trust made in good faith for value, but this Declaration shall be binding upon and be effective against any Owner whose title is acquired by foreclosure, trustee's sale or otherwise.

8.8 Default. A person shall be deemed to be in default of this Declaration only upon the expiration of thirty (30) days (ten [10] days in the event of failure to pay money) from receipt of written notice from any Owner or Prime Lessee specifying the particulars in which

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such person has failed to perform the obligations of this Declaration unless such person, prior to the expiration of said thirty (30) days (ten [10] days in the event of failure to pay money), has rectified the particulars specified in said notice of default. However, such person shall not be deemed to be in default if such failure (except a failure to pay money) cannot be rectified within said thirty (30) day period and such person is using good faith and its best efforts to rectify the particulars specified in the notice of default.

8.9 Notices.

(a) **Delivery.** All notices given pursuant to this Declaration shall be in writing and shall be given by personal service, by United States mail or by United States express mail or other established express delivery service (such as Federal Express), postage or delivery charge prepaid, return receipt requested, addressed to the appropriate party at the address set forth below. If a notice must be given to a person other than those designated below, such notice shall be sent to the person and address shown on the then current real property tax rolls of Cook County, Illinois. All notices to Declarants shall be sent to:

To Jewel: c/o New Albertson's, Inc.
P.O. Box 20, Boise, Idaho 83726 (*mailing address*)
250 Parkcenter Blvd., Boise, Idaho 83726 (*street address*)
Attn: Legal Dept. Jewel #3465 Skokie

To Developer: KS LAND, LLC
4157 Manitou Way
Madison, WI 53711
Attn: Susan M. Bulgrin

The person and address to which notices are to be given may be changed at any time by any party upon written notice to the other party. All notices given pursuant to this Declaration shall be deemed given upon receipt.

(b) **Receipt.** For the purpose of this Declaration, the term "receipt" shall mean the earlier of any of the following: (i) the date of delivery of the notice or other document to the address specified pursuant to subparagraph (a) above as shown on the return receipt, (ii) the date of actual receipt of the notice or other document by the person or entity specified pursuant to subparagraph (a) above, or (iii) in the case of refusal to accept delivery or inability to deliver the notice or other document, the earlier of (A) the date of the attempted delivery or refusal to accept delivery, (B) the date of the postmark on the return receipt, or (C) the date of receipt of notice of refusal or notice of nondelivery by the sending party.

8.10 Waiver. The failure of a person to insist upon strict performance of any of the Restrictions contained herein shall not be deemed a waiver of any rights or remedies that said person may have, and shall not be deemed a waiver of any subsequent breach or default in the performance of any of the Restrictions contained herein by the same or any other person.

8.11 Attorney's Fees. In the event a party initiates or defends any legal action or proceeding in any way connected with this Declaration, the prevailing party in any such action or proceeding (in addition to any other relief which may be granted, whether legal or equitable),

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shall be entitled to recover from the losing party in any such action or proceeding its reasonable costs and attorney's fees (including, without limitation, its reasonable costs and attorney's fees on any appeal). All such costs and attorney's fees shall be deemed to have accrued on commencement of any legal action or proceeding and shall be enforceable whether or not such legal action or proceeding is prosecuted to judgment.

8.12 Sale & Sale-leaseback Purchaser. Notwithstanding anything to the contrary contained in this Declaration, it is expressly agreed that in the event an Owner becomes a Prime Lessee pursuant to a transaction described in Section 1.2(k), so long as said party is in possession of the property as a Prime Lessee, the other Owner shall look solely to said Prime Lessee for the performance of the obligations of such party under this Declaration and said Prime Lessee shall be liable therefor.

8.13 Severability. If any term or provision of this Declaration or the application of it to any person or circumstance shall to any extent be invalid or unenforceable, the remainder of this Declaration or the application of such term or provision to persons or circumstances, other than those as to which it is invalid or unenforceable, shall not be affected thereby, and each term and provision of this Declaration shall be valid and shall be enforced to the extent permitted by law.

8.14 No Third Party Beneficiary Rights. This Declaration is not intended to create, nor shall it be in any way interpreted or construed to create, any third party beneficiary rights in any person not a party hereto.

8.15 Captions and Headings. The captions and headings in this Declaration are for reference only and shall not be deemed to define or limit the scope or intent of any of the terms, covenants, conditions or agreements contained herein.

8.16 Construction. In construing the provisions of this Declaration and whenever the context so requires, the use of a gender shall include all other genders, the use of the singular shall include the plural, and the use of the plural shall include the singular.

8.17 Recordation. This Declaration shall be recorded in the office of the recorder of Cook County, Illinois.

[Signature blocks on following two pages]

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EXECUTED as of the date first set forth above.

JETCO PROPERTIES, INC., a Delaware corporation

By: [Signature]
Joel Guth, Authorized Signatory

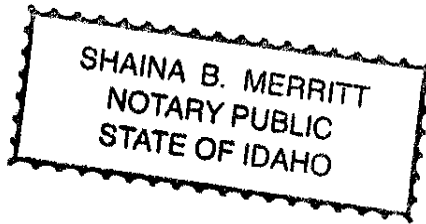
STATE OF IDAHO)
 : ss.
County of Ada

On this 22nd day of June, 2010 before me, the undersigned Notary Public in and for said State, personally appeared Joel Guth, known to me to be the Authorized Signatory of Jetco Properties, Inc., the corporation that executed the foregoing instrument, and acknowledged to me that the said instrument is the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that he is authorized to execute the said instrument.

WITNESS MY HAND and official seal hereto affixed the day, month and year in this certificate first above written.

My certificate expires:
8/20/21

[Signature]
Notary Public for Idaho
Residing at Meridian, Idaho



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EXECUTED as of the date first set forth above.

KS LAND, LLC, a Wisconsin limited liability company

By: Susan M. Bulgrin
Name: Susan M. Bulgrin
Title: Member

STATE OF Wisconsin
: ss.
County of Dane

On this 22nd day of June, 2016 before me, the undersigned Notary Public in and for said State, personally appeared Susan M. Bulgrin, known to me to be an Authorized Member of KS Land, LLC, the limited liability company that executed the foregoing instrument, and acknowledged to me that the said instrument is the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that he is authorized to execute the said instrument.

WITNESS MY HAND and official seal hereto affixed the day, month and year in this certificate first above written.

My certificate expires;
commission is
permanent

SMB
Notary Public for State of Wisconsin
Residing at Middleton, WI

EILEEN M. KELLEY
Notary Public
State of Wisconsin

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Exhibit A

Jewel Property

LOT 1 IN JETCO PROPERTIES, INC., RESUBDIVISION OF LOT 2 IN ASPI'S SUBDIVISION OF PART OF THE SOUTH HALF OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 15, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 15, 2016, AS DOCUMENT NUMBER 1616734000, IN COOK COUNTY ILLINOIS.

Property of Cook County Clerk's Office

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Exhibit B

Developer Property

LOT 2 IN JETCO PROPERTIES, INC., RESUBDIVISION OF LOT 2 IN ASPI'S SUBDIVISION OF PART OF THE SOUTH HALF OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 15, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 15, 2016, AS DOCUMENT NUMBER 1616734000, IN COOK COUNTY ILLINOIS.

Property of Cook County Clerk's Office

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Exhibit C

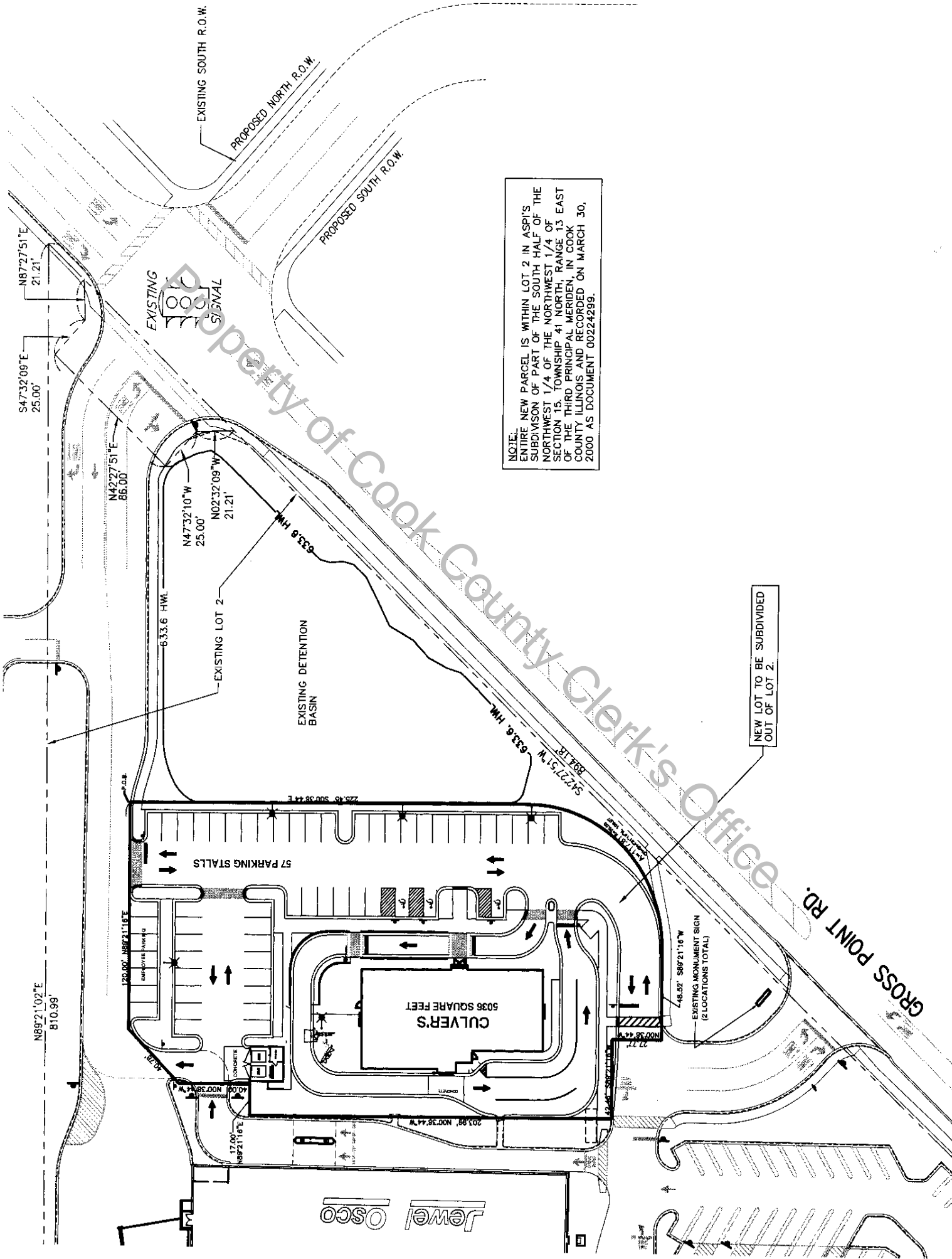
Site Plan

(attached)

Property of Cook County Clerk's Office



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NOTE:
 ENTIRE NEW PARCEL IS WITHIN LOT 2 IN ASPIS
 SUBDIVISION OF PART OF THE SOUTH HALF OF THE
 NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF
 SECTION 15, TOWNSHIP 41 NORTH, RANGE 13 EAST
 OF THE THIRD PRINCIPAL MERIDIAN IN COOK
 COUNTY ILLINOIS AND RECORDED ON MARCH 30,
 2000 AS DOCUMENT 00224299.

NEW LOT TO BE SUBDIVIDED
 OUT OF LOT 2.

GROSS POINT RD.