

# UNOFFICIAL COPY

## TRUSTEE'S DEED

This indenture made this 30<sup>th</sup> day of **January, 2019** between **CHICAGO TITLE LAND TRUST COMPANY**, a corporation of Illinois, as **Successor Trustee**, under the provisions of a deed or deeds in trust, duly recorded and delivered to said company in pursuance of a trust agreement dated the **21st** day of **February, 1950** and known as Trust Number **1464** party of the first part, and

**McArthur Milwaukee, LLC, a Delaware Limited Liability Company**  
party of the second part,

whose address is :  
**225 West Hubbard, Suite 501**  
**Chicago, IL 60654**

Doc#: 1903557068 Fee: \$52.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 02/04/2019 09:56 AM Pg: 1 of 3

Dec ID 20190101687110  
ST/CO Stamp 1-950-290-336 ST Tax \$1,300.00 CO Tax \$650.00  
City Stamp 0-400-978-336 City Tax: \$13,650.00

**Reserved for Recorder's Office**

**WITNESSETH**, That said party of the first part, in consideration of the sum of **TEN and no/100 DOLLARS (\$10.00) AND OTHER GOOD AND VALUABLE** considerations in hand paid, does hereby **CONVEY AND QUITCLAIM** unto said party of the second part, the following described real estate situated in **COOK** County, Illinois, to wit:

**Lots 1 and 2 in J. E. Thompson's Addition to Chicago, said addition being a Subdivision of a portion of the East Half of the Northeast Quarter of Section 6, Township 39 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois**

**SEE EXHIBIT FOR PERMITTED EXCEPTIONS ATTACHED HERETO AND MADE A PART OF HEREOF:**

Property Address: **1266-68 N. Milwaukee Ave., Chicago, IL 60622**

Permanent Tax Number: **17-06-235-095-0000**

together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same unto said party of the second part, and to the proper use, benefit and behoove forever of said party of the second part.

**This deed is executed pursuant to and in the exercise of the power and authority granted to and vested in said trustee by the terms of said deed or deeds in trust delivered to said trustee in pursuance of the trust agreement above mentioned. This deed is made subject to the lien of every trust deed or mortgage (if any there be) of record in said county given to secure the payment of money, and remaining unreleased at the date of the delivery hereof.**

*CC# 1802711 LD*

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IN WITNESS WHEREOF, said party or the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Asst. Vice President, the day and year first above written.

**CHICAGO TITLE LAND TRUST COMPANY,**  
as Trustee as Aforesaid



By: \_\_\_\_\_

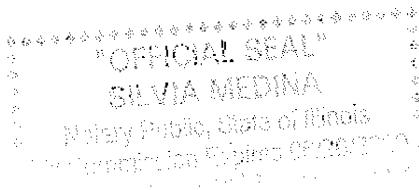
Martha Lopez -- Asst. Vice President

State of Illinois  
County of Cook

SS.

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that the above named Asst. Vice President of **CHICAGO TITLE LAND TRUST COMPANY**, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Vice President appeared before me this day in person and acknowledged that he/she signed and delivered the said instrument as his/her own free and voluntary act and as the free and voluntary act of the Company; and the said Asst. Vice President then and there caused the corporate seal of said Company to be affixed to said instrument as his/her own free and voluntary act and as the free and voluntary act of the Company.

Given under my hand and Notarial Seal this 30<sup>th</sup> day of January, 2019.



*Silvia Medina*  
NOTARY PUBLIC

This instrument was prepared by:  
**CHICAGO TITLE LAND TRUST COMPANY**  
10 S. LaSalle Street  
Suite 2750  
Chicago, IL 60603

AFTER RECORDING, PLEASE MAIL TO:

NAME: David W. Trilling  
Ginsberg Jacob LLC  
300 South Wacker Drive, Suite 2750  
Chicago, IL 60606

SEND SUBSEQUENT TAX BILLS TO:

NAME: McArthur Milwaukee, LLC  
C/O CP2 Management LLC  
225 West Hubbard Street, Suite 501  
Chicago, IL 60654

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## EXHIBIT

### Permitted Exceptions

All recording references are to the official records of Cook County, Illinois.

1. Taxes and assessments for the year 2018 and all subsequent years, a lien not yet due and payable.
2. Ground Lease, executed by: Exchange National Bank of Chicago, as trustee under trust number 1464, Marshall A. Sigal and Ellen H. Sigal, his wife, as lessor, and McDonald's Corporation, a corporation of Delaware, as lessee, dated November 24, 1970, a memorandum of which lease was recorded December 11, 1970 as document 21340975 and filed as document LR2534506 and amended by Document No. 22048103 and filed as document LR2647581, which lease demises the following described Land for a term of years beginning September 23, 1971 and ending September 22, 1992.

Amended Memorandum of Lease dated October 23, 2000 and recorded February 27, 2001 as document 0010158232 made by and between LaSalle National Bank, as successor trustee to the Exchange National Bank of Chicago, as trustee under trust agreement dated February 21, 1950 known as trust number 1464 and Ellen Sigal ("Landlord") and McDonald's Corporation, corporation of Delaware (tenant), which instrument among other matters extends the expiration date of the lease to September 30, 2022.

Assignment of Short Form Assignment of Lease, made by and between West Town Center Two LLC and McArthur Milwaukee LLC, a Delaware Limited Liability company recorded July 19, 2013, as Document Number 1320035003.

3. Party Wall and party wall rights along the southern boundary line of the Land as disclosed by agreement dated August 23, 1971 and recorded September 1, 1971 as document 21605675.