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Edward M. Moody  
Cook County Recorder of Deeds  
Date: 05/27/2020 12:31 PM Pg: 1 of 16

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**FIRST AMENDMENT TO ASSIGNMENT OF LEASES AND RENTS**

**[RECORDED PART 2]**

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Prepared by, and after recording, return to:

Choate, Hall & Stewart LLP  
Two International Place  
Boston, MA 02110  
Attn: Brian J. King, Esq.

NOTE: This First Amendment to Assignment of Leases and Rents is being recorded as Part 1 and Part 2 in order to satisfy the Cook County Recorder of Deed's electronic recording requirements during the continued closure of the Cook County Recorder of Deed's office due to the COVID-19 pandemic.

## FIRST AMENDMENT TO ASSIGNMENT OF LEASES AND RENTS

[RECORDED PART 2]

THIS FIRST AMENDMENT TO ASSIGNMENT OF LEASES AND RENTS (this "**Amendment**"), dated as of May 5, 2020, by and between WRIGLEY FIELD HOLDINGS, LLC, a Delaware limited liability company, having an office at 1101 W. Waveland Avenue, Chicago, Illinois 60613 ("**Assignor**"), and U.S. BANK NATIONAL ASSOCIATION, having an office at 1350 Euclid Avenue, Suite 1100, Cleveland, Ohio 44115, as Administrative Agent for the below-defined Lenders ("**Assignee**").

### Background

A. Reference is made to that certain Credit Agreement dated as of January 16, 2018, as amended by that certain First Amendment to Credit Agreement dated as of April 23, 2019 (the "**Existing Credit Agreement**" and, as amended by said First Amendment to Credit Agreement and the below-defined Second Amendment to Credit Agreement and as may be further amended, restated, supplemented or otherwise modified from time to time, the "**Credit Agreement**"), among Chicago Baseball Holdings, LLC, a Delaware limited liability company ("**Holdings**"), as the Lead Borrower, the other Borrowers (including Assignor) from time to time party thereto (together with Holdings, collectively, the "**Borrowers**" and each a "**Borrower**"), Assignee, and the several banks and other financial institutions or entities from time to time party thereto (the "**Lenders**"), pursuant to which the Lenders agreed, subject to the terms and conditions thereof, to extend credit and make certain other financial accommodations available to the Borrowers.

B. Further reference is made to that certain Guarantee and Collateral Agreement, dated as of January 16, 2018 (as amended, restated, supplemented or otherwise modified from time to time, the "**Guarantee and Collateral Agreement**"), from Assignor, Holdings and the other Borrowers in favor of Assignee for the benefit of the Lenders.

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C. In connection with the Existing Credit Agreement and the Guarantee and Collateral Agreement, Assignor executed and delivered that certain Assignment of Leases and Rents dated as of June 16, 2018 and recorded on January 16, 2018 as Document No. 1801606154 with the Office of the Recorder of Deeds of Cook County, Illinois (the “**Original Assignment**” and, as amended by this Amendment and as may be further amended, restated, supplemented or otherwise modified from time to time, the “**Assignment**”) in favor of Assignee encumbering the real property described on Exhibit A attached hereto, which Original Assignment secures Assignor’s obligations under the Existing Credit Agreement, the Guarantee and Collateral Agreement and the other Loan Documents to the extent provided therein.

D. The Existing Credit Agreement has been amended by that certain Second Amendment to Credit Agreement dated as May 5, 2020 (the “**Second Amendment to Credit Agreement**”).

E. Assignor and Assignee now desire to amend the Original Assignment as more fully set forth herein.

NOW, THEREFORE, in consideration of the foregoing and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Assignor and Assignee hereby agree as follows:

1. Capitalized terms used herein but not defined herein shall have the meanings set forth in the Credit Agreement. The Original Assignment is hereby amended to provide that (i) any reference to the “Assignment” as used therein shall refer to the Original Assignment as amended by this Amendment and as may be further amended, restated, supplemented or otherwise modified from time to time and (ii) any reference to the “Credit Agreement” as used therein shall refer to the “Credit Agreement” as defined in Paragraph A of this Amendment.

2. The final paragraph of text on page 1 of the Original Assignment (beginning “NOW, THEREFORE, in order to secure the payment . . .”) is hereby deleted in its entirety, and the following text is hereby substituted therefor:

“**NOW, THEREFORE**, in order to secure the payment and performance of all covenants, agreements, undertakings, liabilities and obligations of the Assignor under or pursuant to this Assignment, the Mortgage (as hereinafter defined) the Credit Agreement, the Guarantee and Collateral Agreement and the other Loan Documents to which it is a party in accordance with their respective terms and conditions, including, without limitation, the due and punctual payment and performance of (i) Term Loans in an aggregate principal amount of \$225,000,000, (ii) Revolving Loans in an aggregate principal amount at any time outstanding not in excess of \$300,000,000 and (iii) Delayed Draw Term Loans in an aggregate principal amount at any time outstanding not in excess of \$100,000,000 (collectively, the ‘**Obligations**’), and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Assignor hereby agrees as follows:”

3. Assignor hereby ratifies and confirms the assignment created by the Assignment and that the same continues to secure the Obligations. The Original Assignment, as amended

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hereby, and all agreements, covenants, waivers, grants, assignments, certifications, authorizations, acknowledgments, representations and warranties made in the Original Assignment, are hereby re-made, ratified and confirmed in all respects. Except as expressly amended hereby, the Original Assignment shall be and remain in full force and effect.

4. This Amendment may be executed in one or more counterparts, each of which counterparts shall be an original and all of which together shall constitute a single agreement.

5. This Amendment shall be binding upon and inure to the benefit of the parties hereto and their respective heirs, successors and assigns.

*[Remainder of Page Intentionally Left Blank]*

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IN WITNESS WHEREOF, the parties have executed this Amendment as of the date first above written.

**ASSIGNOR:**

**WRIGLEY FIELD HOLDINGS, LLC**

By: *Jonathan L. Greenkamp*  
Name: Jonathan L. Greenkamp  
Title: V.P. - Treasurer

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STATE OF Illinois )  
 ) ss  
COUNTY OF Cook )

On this 1<sup>st</sup> day of May, 2020, before me, personally appeared Jonathan L. Greenkamp [to me personally known], who, being by me duly sworn, did say that he/she is the VP - Treasurer of Wrigley Field Holdings, LLC and that he/she, as signer of the foregoing instrument, acknowledged the execution of the same to be his/her free act and deed, and the free act and deed of Wrigley Field Holdings, LLC.

*Michele T Dietz*  
Notary Public

My Commission Expires: Oct 3 2021

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ASSIGNEE:

**U.S. BANK NATIONAL ASSOCIATION,  
as Administrative Agent**

By: [Signature]  
Name: Stephen Vogel  
Title: Senior Vice President

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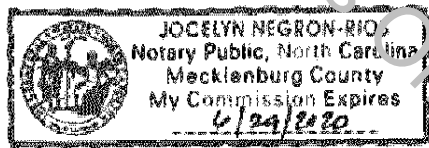
STATE OF NORTH CAROLINA )  
  ) ss  
COUNTY OF Mecklenburg

I certify that the following person personally appeared before me this day, acknowledging to me that he or she signed the foregoing document: Stephen Vogel.

Date: 5/1/2020

[Signature]  
Notary Public

My Commission Expires:



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## EXHIBIT A

### LEGAL DESCRIPTION

#### FEE PARCELS:

##### **PARCEL 1:**

BLOCK 14 IN LAFLIN SMITH AND DYER'S SUBDIVISION OF THE NORTHEAST 1/4 (EXCEPT 1.28 ACRES IN THE NORTHEAST CORNER THEREOF) OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

##### **PARCEL 2: (VACATED WAVELAND AVENUE)**

ALL THAT PART OF WAVELAND AVENUE VACATED BY ORDINANCE RECORDED OCTOBER 3, 2005 AS DOCUMENT 0527618059 LYING NORTH OF THE NORTH LINE OF BLOCK 14 AND THE EASTERLY EXTENSION THEREOF IN LAFLIN, SMITH AND DYER'S SUBDIVISION OF THE NORTHEAST 1/4 OF SECTION 20 TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF SAID BLOCK 14; THENCE NORTH 89 DEGREES 55 MINUTES, 58 SECONDS WEST ALONG THE SOUTH LINE OF WEST WAVELAND AVENUE AFORESAID, 427.75 FEET; THENCE NORTH 00 DEGREES 04 MINUTES 02 SECONDS EAST 8.00 FEET TO A POINT ON A LINE DRAWN 8.00 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF WEST WAVELAND AVENUE AFORESAID; THENCE SOUTH 89 DEGREES, 55 MINUTES, 58 SECONDS EAST ALONG SAID PARALLEL LINE, 423.34 FEET; THENCE SOUTH 39 DEGREES 06 MINUTES, 35 SECONDS EAST, 10.32 FEET TO THE POINT OF INTERSECTION WITH THE EASTERLY EXTENSION OF THE SOUTH LINE OF WEST WAVELAND AVENUE AFORESAID; THENCE NORTH 89 DEGREES, 55 MINUTES, 58 SECONDS WEST ALONG SAID EASTERLY EXTENSION, 2.11 FEET TO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS.

##### **PARCEL 3: (VACATED WAVELAND AVENUE)**

ALL THAT PART OF WAVELAND AVENUE VACATED BY ORDINANCE RECORDED OCTOBER 3, 2005 AS DOCUMENT 0527618059 LYING NORTH OF THE NORTH LINE OF BLOCK 14 IN LAFLIN, SMITH AND DYER'S SUBDIVISION OF THE NORTHEAST 1/4 OF SECTION 20 TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF +31.00 FEET CHICAGO CITY DATUM AND LYING WITHIN ITS HORIZONTAL BOUNDARY PROJECTED VERTICALLY AND DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID BLOCK 14; THENCE NORTH 89 DEGREES, 55 MINUTES, 58 SECONDS WEST ALONG THE SOUTH LINE OF WEST WAVELAND AVENUE AFORESAID, 427.75 FEET; THENCE NORTH 00 DEGREES, 04 MINUTES, 02 SECONDS EAST, 8.00 FEET TO A POINT ON A LINE DRAWN 8.00 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF WEST WAVELAND AVENUE AFORESAID; SAID POINT BEING ALSO THE POINT OF

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BEGINNING; THENCE NORTH 00 DEGREES, 04 MINUTES, 02 SECONDS EAST, 11.76 FEET; THENCE SOUTH 89 DEGREES, 55 MINUTES, 58 SECONDS EAST, 401.65 FEET; THENCE SOUTH 61 DEGREES, 27 MINUTES, 58 SECONDS EAST, 24.67 FEET TO THE POINT OF INTERSECTION WITH SAID LINE DRAWN 8.00 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF WEST WAVELAND AVENUE AFORESAID; THENCE NORTH 89 DEGREES, 55 MINUTES, 58 SECONDS WEST, ALONG SAID PARALLEL LINE, 423.34 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

## **PARCEL 4: (VACATED SHEFFIELD AVENUE)**

ALL THAT PART OF NORTH SHEFFIELD AVENUE VACATED BY ORDINANCE RECORDED OCTOBER 3, 2005 AS DOCUMENT 0527618059 LYING EAST OF THE EAST LINE OF BLOCK 14 IN LAFLIN, SMITH AND DYER'S SUBDIVISION OF THE NORTHEAST 1/4 OF SECTION 20 TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF SAID BLOCK 14; THENCE SOUTH 00 DEGREES, 00 MINUTES, 00 SECONDS WEST ALONG THE WEST LINE OF NORTH SHEFFIELD AVENUE, 364.16 FEET; THENCE SOUTH 90 DEGREES, 00 MINUTES, 00 SECONDS EAST, 8.00 FEET TO A POINT ON A LINE DRAWN 8.00 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF NORTH SHEFFIELD AVENUE AFORESAID; THENCE NORTH 00 DEGREES, 00 MINUTES, 00 SECONDS EAST ALONG SAID PARALLEL LINE, 356.91 FEET; THENCE NORTH 39 DEGREES, 06 MINUTES, 35 SECONDS WEST, 9.34 FEET TO THE POINT OF INTERSECTION WITH THE EASTERLY EXTENSION OF THE SOUTH LINE OF WEST WAVELAND AVENUE; THENCE NORTH 89 DEGREES, 55 MINUTES, 58 SECONDS WEST ALONG SAID EASTERLY EXTENSION, 2.11 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

## **PARCEL 5: (VACATED SHEFFIELD AVENUE)**

ALL THAT PART OF NORTH SHEFFIELD AVENUE VACATED BY ORDINANCE RECORDED OCTOBER 3, 2005 AS DOCUMENT 0527618059 LYING EAST OF THE EAST LINE OF BLOCK 14 IN LAFLIN, SMITH AND DYER'S SUBDIVISION OF THE NORTHEAST 1/4 OF SECTION 20 TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF +31.00 FEET CHICAGO CITY DATUM AND LYING WITHIN ITS HORIZONTAL BOUNDARY PROJECTED VERTICALLY AND DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID BLOCK 14; THENCE SOUTH 00 DEGREES, 00 MINUTES, 00 SECONDS WEST, ALONG THE WEST LINE OF NORTH SHEFFIELD AVENUE, 364.16 FEET; THENCE SOUTH 90 DEGREES, 00 MINUTES, 00 SECONDS EAST, 8.00 FEET TO A POINT ON A LINE DRAWN 8.00 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF NORTH SHEFFIELD AVENUE AFORESAID, SAID POINT BEING ALSO THE POINT OF BEGINNING; THENCE SOUTH 90 DEGREES, 00 MINUTES, 00 SECONDS EAST, 10.60 FEET; THENCE NORTH 00 DEGREES, 00 MINUTES, 00 SECONDS EAST, 332.45 FEET; THENCE NORTH 17 DEGREES, 03 MINUTES, 57 SECONDS WEST, 19.20 FEET; THENCE NORTH 39 DEGREES, 06 MINUTES, 35 SECONDS WEST, 7.87 FEET TO THE POINT OF



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INTERSECTION WITH SAID LINE DRAWN 8.00 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF NORTH SHEFFIELD AVENUE, AFORESAID; THENCE SOUTH 00 DEGREES, 00 MINUTES, 00 SECONDS WEST ALONG SAID PARALLEL LINE, 356.91 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

## **PARCEL 6A: (VACATED WAVELAND AVENUE)**

THAT PART OF WEST WAVELAND AVENUE LYING NORTH OF THE NORTH LINE OF BLOCK 14 AND THE EASTERLY AND WESTERLY EXTENSIONS THEREOF, IN LAFLIN, SMITH AND DYER'S SUBDIVISION OF THE NORTHEAST QUARTER (EXCEPT 1.28 ACRES IN THE NORTHEAST CORNER THEREOF) OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, RECORDED NOVEMBER 27, 1855 IN BOOK 98 PAGE 26 AS DOCUMENT NUMBER 64890, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID BLOCK 14; THENCE NORTH 89°55'06" WEST ALONG THE NORTH LINE OF SAID BLOCK 14, A DISTANCE OF 427.75 FEET TO A POINT, SAID POINT BEING THE SOUTHWEST CORNER OF THAT PART OF WEST WAVELAND AVENUE HERETOFORE VACATED BY ORDINANCE RECORDED OCTOBER 3, 2005 AS DOCUMENT NUMBER 0527618059, SAID POINT BEING ALSO THE POINT OF BEGINNING; THENCE NORTH 00°04'54" EAST ALONG THE WEST LINE OF SAID PART OF WEST WAVELAND AVENUE HERETOFORE VACATED, 19.76 FEET TO THE NORTHWEST CORNER THEREOF; THENCE SOUTH 89°55'06" EAST ALONG THE NORTH LINE OF SAID PART OF WEST WAVELAND AVENUE HERETOFORE VACATED 401.65 FEET TO THE NORTHEAST CORNER THEREOF; THENCE SOUTH 61°27'11" EAST ALONG THE EAST LINE OF SAID PART OF WEST WAVELAND AVENUE HERETOFORE VACATED 24.67 FEET TO THE SOUTHEAST CORNER THEREOF; THENCE NORTH 39°05'45" WEST 31.51 FEET TO A POINT ON A LINE DRAWN 32.43 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF WEST WAVELAND AVENUE; THENCE NORTH 89°55'06" WEST ALONG SAID PARALLEL LINE, 819.33 FEET TO A POINT 45.44 FEET EAST OF THE INTERSECTION OF THE NORTHWESTERLY EXTENSION OF THE NORTHEASTERLY LINE OF NORTH CLARK STREET WITH SAID PARALLEL LINE; THENCE SOUTH 44°42'27" WEST 40.96 FEET TO THE SAID NORTHWESTERLY EXTENSION; THENCE SOUTH 29°41'03" EAST ALONG SAID NORTHWESTERLY EXTENSION 3.78 FEET TO THE SOUTH LINE OF WEST WAVELAND AVENUE; THENCE SOUTH 89°55'06" EAST ALONG THE SOUTH LINE OF WEST WAVELAND AVENUE 442.79 FEET TO THE POINT OF BEGINNING, (EXCEPT THAT PART THEREOF LYING WEST OF THE EAST LINE OF THE 80 FOOT WIDE VACATED NORTH SEMINARY AVENUE EXTENDED NORTH), IN COOK COUNTY, ILLINOIS.

## **PARCEL 7: (VACATED WAVELAND AVENUE)**

THAT PART OF WEST WAVELAND AVENUE LYING NORTH OF THE NORTH LINE OF BLOCK 14 IN LAFLIN, SMITH AND DYER'S SUBDIVISION OF THE NORTHEAST QUARTER (EXCEPT 1.28 ACRES IN THE NORTHEAST CORNER THEREOF) OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL

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MERIDIAN, RECORDED NOVEMBER 27, 1855 IN BOOK 98 PAGE 26 AS DOCUMENT NUMBER 64890, LYING BELOW A HORIZONTAL PLANE HAVING AN ELEVATION OF +31.00 CHICAGO CITY DATUM AND LYING WITHIN ITS HORIZONTAL BOUNDARY PROJECTED VERTICALLY AND DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID BLOCK 14; THENCE NORTH 89°55'06" WEST, ALONG THE SOUTH LINE OF WEST WAVELAND AVENUE, AFORESAID, 427.75 FEET; THENCE NORTH 00°04'54" EAST, 8.00 FEET TO SOUTHWEST CORNER OF VACATED WEST WAVELAND AVENUE LYING ABOVE AN ELEVATION OF +31.00 CHICAGO CITY DATUM HERETOFORE VACATED BY ORDINANCE RECORDED OCTOBER 3, 2005 AS DOCUMENT NUMBER 0527618059, SAID POINT BEING ALSO THE POINT OF BEGINNING. THENCE NORTH 00°04'54" EAST, ALONG THE WEST LINE OF THAT PART OF VACATED WEST WAVELAND AVENUE, AFORESAID, 11.76 FEET TO THE NORTHWEST CORNER THEREOF; THENCE SOUTH 89°55'06" EAST, ALONG THE NORTH LINE OF THAT PART OF VACATED WEST WAVELAND AVENUE, AFORESAID, 401.65 FEET TO THE NORTHEAST CORNER THEREOF; THENCE SOUTH 61°27'11" EAST, ALONG THE EAST LINE OF THAT PART OF VACATED WEST WAVELAND AVENUE, AFORESAID, 24.67 FEET TO THE SOUTHEAST CORNER THEREOF; THENCE NORTH 89°55'06" WEST, ALONG THE SOUTH LINE OF THAT PART OF VACATED WEST WAVELAND AVENUE, AFORESAID, 423.34 FEET TO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS.

## **PARCEL 8A: (VACATED WAVELAND AVENUE)**

THAT PART OF WEST WAVELAND AVENUE LYING NORTH OF THE NORTH LINE OF BLOCK 14 IN LAFLIN, SMITH AND DYER'S SUBDIVISION OF THE NORTHEAST QUARTER (EXCEPT 1.28 ACRES IN THE NORTHEAST CORNER THEREOF) OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, RECORDED NOVEMBER 27, 1855 IN BOOK 93 PAGE 26 AS DOCUMENT NUMBER 64890, LYING ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF +33.00 CHICAGO CITY DATUM AND LYING WITHIN ITS HORIZONTAL BOUNDARY PROJECTED VERTICALLY AND DESCRIBED AS FOLLOWS: COMMENCING AT THE POINT OF INTERSECTION OF A LINE DRAWN 32.43 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF WEST WAVELAND AVENUE AND THE NORTHWESTERLY EXTENSION OF THE NORTHEASTERLY LINE OF NORTH CLARK STREET; THENCE SOUTH 89°55'06" EAST ALONG SAID PARALLEL LINE 268.98 FEET TO THE POINT OF BEGINNING; THENCE NORTH 00°04'54" EAST 4.00 FEET; THENCE SOUTH 89°55'06" EAST 595.79 FEET; THENCE SOUTH 00°04'54" WEST 4.00 FEET TO SAID PARALLEL LINE BEING 32.43 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF WEST WAVELAND AVENUE; THENCE NORTH 89°55'06" WEST ALONG SAID PARALLEL LINE 595.79 FEET TO THE POINT OF BEGINNING, (EXCEPT THAT PART THEREOF LYING WEST OF THE EAST LINE OF THE 80 FOOT WIDE VACATED NORTH SEMINARY AVENUE EXTENDED NORTH), IN COOK COUNTY, ILLINOIS.

## **PARCEL 9: (VACATED SHEFFIELD AVENUE)**

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THAT PART OF NORTH SHEFFIELD AVENUE LYING EAST OF THE EAST LINE OF BLOCK 14 IN LAFLIN, SMITH AND DYER'S SUBDIVISION OF THE NORTHEAST QUARTER (EXCEPT 1.28 ACRES IN THE NORTHEAST CORNER THEREOF) OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, RECORDED NOVEMBER 27, 1855 IN BOOK 98 PAGE 26 AS DOCUMENT NUMBER 64890, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID BLOCK 14; THENCE SOUTH 00°00'00" WEST, ALONG THE WEST LINE OF NORTH SHEFFIELD AVENUE, 364.16 FEET TO THE SOUTHWEST CORNER OF THAT PART OF VACATED NORTH SHEFFIELD AVENUE HERETOFORE VACATED BY ORDINANCE RECORDED OCTOBER 3, 2005 AS DOCUMENT NUMBER 0527618059, SAID POINT BEING ALSO THE POINT OF BEGINNING; THENCE SOUTH 90°00'00" EAST ALONG THE SOUTH LINE OF SAID PART OF NORTH SHEFFIELD AVENUE HERETOFORE VACATED, 18.60 FEET TO THE SOUTHEAST CORNER THEREOF; THENCE NORTH 00°00'00" EAST ALONG THE EAST LINE OF SAID PART OF NORTH SHEFFIELD AVENUE HERETOFORE VACATED, 332.45 FEET TO A BEND THEREIN; THENCE NORTH 17°04'49" WEST ALONG THE EAST LINE OF SAID PART OF NORTH SHEFFIELD AVENUE HERETOFORE VACATED, 19.20 FEET TO A BEND THEREIN; THENCE SOUTH 39°05'45" EAST 31.78 FEET TO A POINT ON A LINE DRAWN 33.00 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF NORTH SHEFFIELD AVENUE; THENCE SOUTH 00°00'00" WEST ALONG SAID PARALLEL LINE 512.39 FEET TO A POINT 31.85 FEET NORTH OF THE EASTERLY EXTENSION OF THE NORTH LINE OF WEST ADDISON STREET; THENCE SOUTH 46°42'27" WEST 45.34 FEET TO A POINT ON THE WEST LINE OF NORTH SHEFFIELD AVENUE 0.74 FEET NORTH OF SAID EASTERLY EXTENSION; THENCE NORTH 00°00'00" EAST ALONG THE WEST LINE OF NORTH SHEFFIELD AVENUE 217.34 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

**PARCEL 10: (VACATED SHEFFIELD AVENUE)**

THAT PART OF NORTH SHEFFIELD AVENUE LYING EAST OF THE EAST LINE OF BLOCK 14 IN LAFLIN, SMITH AND DYER'S SUBDIVISION OF THE NORTHEAST QUARTER (EXCEPT 1.28 ACRES IN THE NORTHEAST CORNER THEREOF) OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, RECORDED NOVEMBER 27, 1855 IN BOOK 98 PAGE 26 AS DOCUMENT NUMBER 64890, LYING BELOW A HORIZONTAL PLANE HAVING AN ELEVATION OF +31.00 CHICAGO CITY DATUM AND LYING WITHIN ITS HORIZONTAL BOUNDARY PROJECTED VERTICALLY AND DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTH EAST CORNER OF SAID BLOCK 14; THENCE SOUTH 00°00'00" WEST, ALONG THE WEST LINE OF NORTH SHEFFIELD AVENUE, 364.16 FEET; THENCE SOUTH 90°00'00" EAST, 8.00 FEET TO SOUTHWEST CORNER OF VACATED NORTH SHEFFIELD AVENUE LYING ABOVE AN ELEVATION OF +31.00 CHICAGO CITY DATUM HERETOFORE VACATED BY ORDINANCE RECORDED OCTOBER 3, 2005 AS DOCUMENT NUMBER 0527618059, SAID POINT BEING ALSO THE POINT OF BEGINNING; THENCE SOUTH 90°00'00" EAST ALONG THE SOUTH LINE OF SAID PART OF NORTH SHEFFIELD AVENUE HERETOFORE VACATED, 10.60 FEET TO THE SOUTHEAST CORNER THEREOF; THENCE NORTH 00°00'00" EAST ALONG THE EAST LINE OF SAID PART OF NORTH SHEFFIELD AVENUE HERETOFORE VACATED,

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332.45 FEET TO A BEND THEREIN; THENCE NORTH 17°04'49" WEST ALONG THE EAST LINE OF SAID PART OF NORTH SHEFFIELD AVENUE HERETOFORE VACATED, 19.20 FEET TO A BEND THEREIN; THENCE NORTH 39°05'45" WEST ALONG THE EAST LINE OF SAID PART OF NORTH SHEFFIELD AVENUE HERETOFORE VACATED, 7.87 FEET TO THE NORTHWEST CORNER THEREOF; THENCE SOUTH 00°00'00" WEST ALONG THE WEST LINE OF SAID PART OF NORTH SHEFFIELD AVENUE HERETOFORE VACATED, 356.91 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

## PARCEL 11: (VACATED SHEFFIELD AVENUE)

THAT PART OF NORTH SHEFFIELD AVENUE LYING EAST OF THE EAST LINE OF BLOCK 14 IN LAFLIN, SMITH AND DYER'S SUBDIVISION OF THE NORTHEAST QUARTER (EXCEPT 1.28 ACRES IN THE NORTHEAST CORNER THEREOF) OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, RECORDED NOVEMBER 27, 1855 IN BOOK 98 PAGE 26 AS DOCUMENT NUMBER 64890, LYING ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF +33.00 CHICAGO CITY DATUM AND LYING WITHIN ITS HORIZONTAL BOUNDARY PROJECTED VERTICALLY AND DESCRIBED AS FOLLOWS: COMMENCING AT THE POINT OF INTERSECTION OF A LINE DRAWN 33.00 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF NORTH SHEFFIELD AVENUE AND THE EASTERLY EXTENSION OF THE NORTH LINE OF WEST ADDISON STREET; THENCE NORTH 00°00'00" EAST ALONG SAID PARALLEL LINE 114.38 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 90°00'00" EAST 2.00 FEET; THENCE NORTH 00°00'00" EAST 415.67 FEET; THENCE NORTH 90°00'00" WEST 2.00 FEET; THENCE SOUTH 00°00'00" WEST 415.67 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

## PARCEL 12: (VACATED SHEFFIELD AVENUE AND WAVELAND AVENUE)

THAT PART OF NORTH SHEFFIELD AVENUE LYING EAST OF THE EAST LINE OF BLOCK 14 AND THAT PART OF WEST WAVELAND AVENUE LYING NORTH OF THE NORTH LINE OF SAID BLOCK 14 IN LAFLIN, SMITH AND DYER'S SUBDIVISION OF THE NORTHEAST QUARTER (EXCEPT 1.28 ACRES IN THE NORTHEAST CORNER THEREOF) OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, RECORDED NOVEMBER 27, 1855 IN BOOK 98 PAGE 26 AS DOCUMENT NUMBER 64890, DESCRIBED AS FOLLOWS: COMMENCING AT THE POINT OF INTERSECTION OF A LINE DRAWN 33.00 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF NORTH SHEFFIELD AVENUE AND THE EASTERLY EXTENSION OF THE NORTH LINE OF WEST ADDISON STREET; THENCE NORTH 00°00'00" EAST ALONG SAID PARALLEL LINE 544.24 FEET TO THE POINT OF BEGINNING; THENCE NORTH 00°00'00" EAST CONTINUING ALONG SAID PARALLEL LINE 50.93 FEET; THENCE NORTHERLY AND WESTERLY 30.60 FEET ALONG THE ARC OF A CIRCLE HAVING A RADIUS OF 19.50 FEET CONCAVE SOUTHWESTERLY AND WHOSE CHORD BEARS NORTH 44°57'33" WEST, A DISTANCE OF 27.56 FEET TO A POINT ON A LINE DRAWN 32.43 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF WEST WAVELAND AVENUE; THENCE NORTH 89°55'06" WEST



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ALONG THE LAST MENTIONED PARALLEL LINE, 37.80 FEET; THENCE SOUTH 39°05'45" EAST 90.82 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

## PARCEL 13

THAT PART OF THE 80 FOOT WIDE VACATED NORTH SEMINARY AVENUE, VACATED PER ORDINANCE OF THE CITY OF CHICAGO RECORDED JULY 31, 2006 AS DOCUMENT NUMBER 0621234070, IN SECTION 20, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID VACATED NORTH SEMINARY AVENUE; THENCE NORTH 00°04'13" EAST ALONG THE EAST LINE OF VACATED NORTH SEMINARY AVENUE AFORESAID 194.30 FEET TO THE POINT OF BEGINNING; THENCE NORTH 00°04'13" EAST ALONG THE EAST LINE OF VACATED NORTH SEMINARY AVENUE AFORESAID 131.03 FEET; THENCE NORTH 84°19'29" WEST 23.48 FEET; THENCE SOUTH 05°40'31" WEST 47.74 FEET; THENCE SOUTH 02°46'35" WEST 23.50 FEET; THENCE SOUTH 00°01'40" WEST 62.36 FEET; THENCE SOUTH 89°58'20" EAST 29.09 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

## PARCEL 14

THAT PART OF THE 80 FOOT WIDE VACATED NORTH SEMINARY AVENUE, VACATED PER ORDINANCE OF THE CITY OF CHICAGO RECORDED JULY 31, 2006 AS DOCUMENT NUMBER 0621234070, IN SECTION 20, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF SAID VACATED NORTH SEMINARY AVENUE; THENCE NORTH 00°04'13" EAST ALONG THE EAST LINE OF VACATED NORTH SEMINARY AVENUE AFORESAID 127.36 FEET; THENCE NORTH 89°55'47" WEST 72.81 FEET TO THE AFORESAID NORTHEASTERLY LINE OF NORTH CLARK STREET; THENCE SOUTH 29°41'03" EAST ALONG SAID NORTHEASTERLY LINE OF NORTH CLARK STREET 146.71 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

LEASEHOLD PARCELS:

## PARCEL 15

THAT PART OF VACATED WEST WAVELAND AVENUE VACATED PER PLAT OF VACATION RECORDED AUGUST 18, 2014 AS DOCUMENT NUMBER 1423029051 AND THAT PART OF THE 80 FOOT WIDE VACATED NORTH SEMINARY AVENUE, VACATED PER ORDINANCE OF THE CITY OF CHICAGO RECORDED JULY 31, 2006 AS DOCUMENT NUMBER 0621234070, TOGETHER WITH LOTS 1 TO 12, INCLUSIVE IN THE SUBDIVISION OF THAT PART OF BLOCK 13, LYING EAST OF CLARK STREET IN LAFLIN, SMITH AND DYER'S SUBDIVISION OF THE NORTHEAST 1/4, (EXCEPT 1.28 ACRES IN THE NORTHEAST CORNER THEREOF) OF SECTION 20,

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TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 13, 1888 AS DOCUMENT NUMBER 1027976, ALL TAKEN AS A TRACT, LYING BELOW A HORIZONTAL PLANE HAVING AN ELEVATION OF +23.00 FEET CHICAGO CITY DATUM AND LYING WITHIN ITS HORIZONTAL BOUNDARY PROJECTED VERTICALLY AND DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID VACATED NORTH SEMINARY AVENUE BEING ALSO A POINT ON THE NORTHEASTERLY LINE OF NORTH CLARK STREET; THENCE NORTH 29°41'03" WEST ALONG THE NORTHEASTERLY LINE OF NORTH CLARK STREET AFORESAID 146.71 FEET TO THE POINT OF BEGINNING; THENCE NORTH 29°41'03" WEST ALONG THE NORTHEASTERLY LINE OF NORTH CLARK STREET AFORESAID AND A WESTERLY LINE OF THE AFORESAID VACATED WEST WAVELAND AVENUE 444.98 FEET; THENCE NORTH 44°42'27" EAST ALONG A WESTERLY LINE OF THE AFORESAID VACATED WEST WAVELAND AVENUE 40.96 FEET TO A NORTH LINE OF VACATED WEST WAVELAND AVENUE BEING ALSO A POINT ON A LINE DRAWN 32.43 FEET NORTH OF AND PARALLEL WITH THE ORIGINAL SOUTH LINE OF WEST WAVELAND AVENUE; THENCE SOUTH 89°55'06" EAST ALONG SAID LINE DRAWN 32.43 FEET NORTH OF AND PARALLEL WITH THE ORIGINAL SOUTH LINE OF WEST WAVELAND AVENUE 264.87 FEET TO ITS POINT OF INTERSECTION WITH NORTHERLY EXTENSION OF THE EAST LINE OF VACATED NORTH SEMINARY AVENUE AFORESAID; THENCE SOUTH 00°04'13" WEST ALONG SAID EAST LINE OF VACATED NORTH SEMINARY AVENUE AND ITS NORTHERLY EXTENSION 217.44 FEET; THENCE NORTH 84°19'29" WEST 23.48 FEET; THENCE SOUTH 05°40'31" WEST 47.74 FEET; THENCE SOUTH 02°46'35" WEST 23.50 FEET; THENCE SOUTH 00°01'40" WEST 62.36 FEET; THENCE SOUTH 89°58'20" EAST 29.09 FEET TO THE EAST LINE OF VACATED NORTH SEMINARY AVENUE AFORESAID; THENCE SOUTH 00°04'13" WEST ALONG THE EAST LINE OF VACATED NORTH SEMINARY AVENUE AFORESAID 66.94 FEET; THENCE NORTH 89°55'47" WEST 72.81 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

## PARCEL 16

THAT PART OF LOTS 24, 25, 26 AND 27 IN BLOCK 2 IN BUCKINGHAM'S SECOND ADDITION TO LAKEVIEW IN THE NORTHEAST QUARTER OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ALL TAKEN AS A TRACT AND DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID TRACT; THENCE ALONG AN ASSUMED BEARING OF SOUTH 01°40'41" EAST ALONG THE EAST LINE OF SAID TRACT A DISTANCE OF 3.45 FEET; THENCE SOUTH 88°19'19" WEST 3.00 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 01°40'41" EAST PARALLEL WITH THE EAST LINE OF SAID TRACT 99.97 FEET; THENCE SOUTH 88°19'19" WEST 27.97 FEET; THENCE NORTH 01°40'41" WEST 99.97 FEET; THENCE NORTH 88°19'19" EAST 27.97 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

## EASEMENT PARCELS

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## PARCEL 17

A NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCELS 1-14 AS CREATED BY DECLARATION AND GRANT OF EASEMENT RECORDED AUGUST 24, 2017 AS DOCUMENT 1723604074 FOR THE PURPOSE OF PERMITTING THE IMPROVEMENTS LOCATED ON SAID PARCELS TO LEGALLY EXIST ON THE FOLLOWING DESCRIBED LAND:

THAT PART OF THAT PART OF THE 80 FOOT WIDE VACATED NORTH SEMINARY AVENUE, VACATED PER ORDINANCE OF THE CITY OF CHICAGO RECORDED JULY 31, 2006 AS DOCUMENT NUMBER 0621234070, IN SECTION 20, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF +23.00 FEET CHICAGO CITY DATUM AND LYING WITHIN ITS HORIZONTAL BOUNDARY PROJECTED VERTICALLY AND DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID VACATED NORTH SEMINARY AVENUE BEING ALSO A POINT ON THE NORTHEASTERLY LINE OF NORTH CLARK STREET; THENCE NORTH 00 DEGREES 04 MINUTES 03 SECONDS EAST ALONG THE EAST LINE OF VACATED NORTH SEMINARY AVENUE AFORESAID 127.36 FEET TO THE POINT OF BEGINNING; THENCE NORTH 89 DEGREES 55 MINUTES 47 SECONDS WEST 3.00 FEET; THENCE NORTH 00 DEGREES 04 MINUTES 13 SECONDS EAST 66.94 FEET; THENCE SOUTH 89 DEGREES 58 MINUTES 20 SECONDS EAST 3.00 FEET; THENCE SOUTH 00 DEGREES 04 MINUTES 13 SECONDS WEST 66.94 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

ALSO THAT PART OF VACATED WEST WAVELAND AVENUE VACATED PER PLAT OF VACATION RECORDED AUGUST 18, 2014 AS DOCUMENT NUMBER 1423029051 AND THAT PART OF THE 80 FOOT WIDE VACATED NORTH SEMINARY AVENUE, VACATED PER ORDINANCE OF THE CITY OF CHICAGO RECORDED JULY 31, 2006 AS DOCUMENT NUMBER 0621234070, IN SECTION 20, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ALL TAKEN AS A TRACT, LYING ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF +23.00 FEET CHICAGO CITY DATUM AND LYING WITHIN ITS HORIZONTAL BOUNDARY PROJECTED VERTICALLY AND DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID VACATED NORTH SEMINARY AVENUE BEING ALSO A POINT ON THE NORTHEASTERLY LINE OF NORTH CLARK STREET; THENCE NORTH 00 DEGREES 04 MINUTES 13 SECONDS EAST ALONG THE EAST LINE OF VACATED NORTH SEMINARY AVENUE AFORESAID 325.33 FEET TO THE POINT OF BEGINNING; THENCE NORTH 84 DEGREES 19 MINUTES 29 SECONDS WEST 3.01 FEET; THENCE NORTH 00 DEGREES 04 MINUTES 13 SECONDS EAST 217.14 FEET TO THE SOUTH LINE OF WEST WAVELAND AVENUE BEING A POINT ON A LINE DRAWN 32.43 FEET NORTH OF AND PARALLEL WITH THE ORIGINAL SOUTH LINE OF WEST WAVELAND AVENUE; THENCE SOUTH 89 DEGREES 55 MINUTES 06 SECONDS EAST ALONG SAID SOUTH LINE OF WEST WAVELAND AVENUE 3.00 FEET TO THE NORTHERLY EXTENSION OF THE EAST LINE OF VACATED NORTH SEMINARY AVENUE AFORESAID; THENCE SOUTH 00 DEGREES 04 MINUTES 13 SECONDS WEST ALONG THE EAST LINE OF VACATED NORTH SEMINARY AVENUE

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AFORESAID AND ITS NORTHERLY EXTENSION 217.44 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

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