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Prepared by:

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After Recording return to:

First National Real Estate Services, LLC
300 Rector Place, 41
New York, NY, 10280
www.FirstNationalRES.com

#1236



Doc# 2016708004 Fee \$63.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

EDWARD M. HOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 06/15/2020 09:19 AM PG: 1 OF 7

(For Recorder's Use Only)

SPECIAL WARRANTY DEED

For good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Jetco Properties, Inc., a Delaware corporation (successor by merger with Lincoln & Cullom Properties, Inc.) ("**Grantor**"), having an address of c/o Albertsons Companies, 250 E. Parkcenter Blvd., Boise, ID 83706, Attention: Legal Department, by these presents does hereby **GRANT, BARGAIN, SELL, ALIEN, REMISE, RELEASE AND CONVEY** unto ACI Real Estate SPE 115, LLC, a Delaware limited liability company ("**Grantee**"), having an address of c/o Albertsons Companies, 250 E. Parkcenter Blvd., Boise, ID 83706, Attention: Legal Department, and its successors and assigns that certain parcel of land located in Chicago, County of Cook, State of Illinois, and legally described on **Exhibit A** attached hereto and incorporated herein by this reference (the "**Property**"), together with all buildings and other improvements located thereon, if any, and all and singular the rights, privileges and appurtenances thereto in any manner belonging to said Grantor.

And Grantor, for itself, and its successors and assigns, does hereby covenant, promise and agree, to and with Grantee, its successors and assigns, that it has not done or suffered to be done, anything whereby the property hereby granted and conveyed is, or may be, in any manner encumbered or charged, except as herein recited; that Grantor is lawfully seized of said property in fee simple; that Grantor has good right and lawful authority to grant and convey said real property; and that Grantor will **WARRANT AND FOREVER DEFEND** said property unto Grantee and its successors and assigns against all persons or entities lawfully claiming, or to claim the same, by, through and under Grantor, but not otherwise, subject to current taxes not yet due and payable; patent reservations; all leases, liens, covenants, conditions, restrictions, reservations, easements, encumbrances and declarations or other matters of record or to which reference is made in the public record; the state of facts which a physical inspection, or accurate survey, of the property

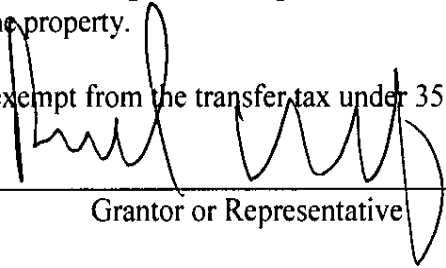
ACTIVE 50731316

Store #3454AS: Chicago, IL
Special Warranty Deed


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would reveal; and the applicable zoning and use regulations of any municipality, county, state, or the United States affecting the property.

This conveyance is exempt from the transfer tax under 35 ILCS 200/31-45(e).




 _____ 6/8/20
 Grantor or Representative

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REAL ESTATE TRANSFER TAX		11-Jun-2020
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

14-18-312-019-0000 | 20200501692099 | 0-923-722-464

* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX		15-Jun-2020
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

14-18-312-019-0000 | 20200501692099 | 1-302-281-288

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IN WITNESS WHEREOF, Grantor has executed this Special Warranty Deed as of the day and year written below

DATED as of the 3rd day of June, 2020.

GRANTOR:

Jetco Properties, Inc.,
a Delaware corporation

By: _____

Name: Bradley Beckstrom

Title: Authorized Signatory

STATE OF IDAHO)

) ss.

County of Ada)

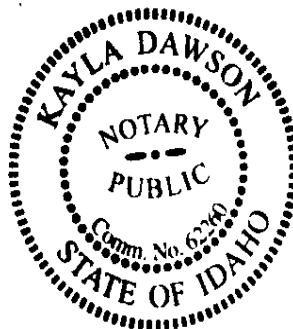
On this 1st day of June, 2020, before me Kayla Dawson, personally appeared Bradley Beckstrom, known or identified to me (or proved to me on the oath of _____) to be the Authorized Signatory of Jetco Properties, Inc., the corporation that executed the instrument or the person who executed the instrument on behalf of said corporation, and acknowledged to me that such corporation executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

NOTARY PUBLIC FOR IDAHO
Residing at Boise, Idaho
My Commission Expires 12/14/2022

SEND SUBSEQUENT TAX BILLS TO:

ACI Real Estate SPE 115, LLC
c/o Albertsons Companies
250 E. Parkcenter Blvd.
Boise, ID 83706
Attention: Legal Department



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EXHIBIT A TO DEED

(LEGAL DESCRIPTION)

PARCEL 1:

LOTS 1 TO 10 IN BLOCK 1 IN HARM'S SUBDIVISION OF THAT PART OF LOT 3 IN BLOCK 1 IN W.B. OGDEN'S SUBDIVISION OF THE SOUTHWEST QUARTER OF SECTION 18, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN LYING EAST OF THE CENTER LINE OF NORTH OAKLEY AVENUE, IN COOK COUNTY, ILLINOIS, TOGETHER WITH THE VACATED NORTHWEST AND SOUTHEAST ALLEY LYING WITHIN SAID BLOCK, VACATED AS PER DOCUMENT NO. 7623541.

PARCEL 2:

LOTS 140 AND 141, INCLUSIVE, IN RUDOLPH AND BROWN'S SUBDIVISION OF LOT 2 IN BLOCK 1 IN W.B. OGDEN'S SUBDIVISION OF THE SOUTHWEST QUARTER OF SECTION 18, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 3:

LOTS 133 TO 139, BOTH INCLUSIVE, LOT 142 (EXCEPT THAT PART DEDICATED FOR PUBLIC ALLEY AS PER DOCUMENT NO. 24282504) IN RUDOLPH AND BROWN'S SUBDIVISION OF LOT 2 IN BLOCK 1 IN W.B. OGDEN'S SUBDIVISION OF THE SOUTHWEST QUARTER OF SECTION 18, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 4:

ALL OF THE NORTHWESTERLY-SOUTHEASTERLY 16 FOOT PUBLIC ALLEY LYING WESTERLY OF THE WESTERLY LINE OF LOTS 134 TO 140, BOTH INCLUSIVE; LYING NORTH AND EASTERLY OF THE NORTH AND EASTERLY LINES OF LOT 142; LYING SOUTHERLY OF THE SOUTHERLY LINE OF LOT 133; LYING EAST OF THE EAST LINE OF LOT 131 AND SAID EAST LINE PRODUCED SOUTH TO THE NORTH LINE OF LOT 142, ALL IN RUDOLPH AND BROWN'S SUBDIVISION AFOREMENTIONED; AND LYING NORTH OF A LINE DRAWN FROM THE SOUTHEAST CORNER OF LOT 142 IN RUDOLPH AND BROWN'S SUBDIVISION AFOREMENTIONED, TO THE NORTHWEST CORNER OF LOT 2 IN BLOCK 1 IN HARM'S SUBDIVISION AFOREMENTIONED, PER DOCUMENT NO. 24282504.

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Address: 4250 North Lincoln, Chicago, IL 60618-2902

Property Identification Number(s): 14-18-312-019, 14-18-312-021, 14-18-312-022, 14-18-312-023, 14-18-312-024, 14-18-312-025, 14-18-312-026, 14-18-312-027, 14-18-312-028, 14-18-312-029, 14-18-312-030

Property of Cook County Clerk's Office

ACTIVE 50731316

Store #3454AS: Chicago, IL
Special Warranty Deed

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Property of Cook County Clerk's Office

COOK COUNTY
RECORDER OF DEEDS

COOK COUNTY
RECORDER OF DEEDS

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GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE

AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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 another entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

DATED: 6/10/2020

SIGNATURE: [Signature]
GRANTOR or AGENT

GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

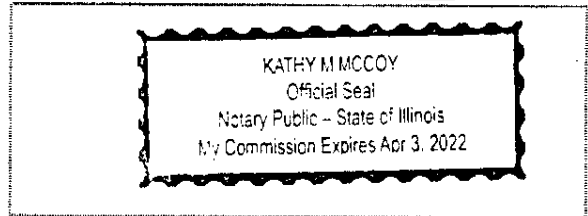
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantor): _____

On this date of: 6/10/2020

NOTARY SIGNATURE: [Signature]

AFFIX NOTARY STAMP BELOW



GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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 and hold title to real estate under the laws of the State of Illinois.

DATED: 6/10/2020

SIGNATURE: [Signature]
GRANTEE or AGENT

GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

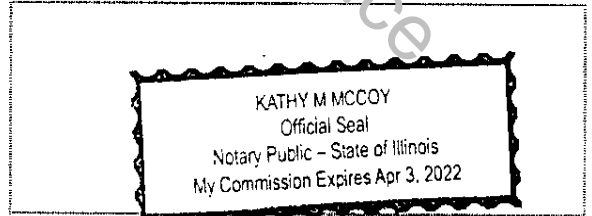
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantee): _____

On this date of: 6/10/2020

NOTARY SIGNATURE: [Signature]

AFFIX NOTARY STAMP BELOW



CRIMINAL LIABILITY NOTICE

Pursuant to Section 55 ILCS 5/3-5020(b)(2), 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 the Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)