

QUITCLAIM DEED
Corporation Grantor



2130029028

Doc# 2130029028 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 10/27/2021 02:08 PM PG: 1 OF 7

Prepared By:
Pamela Cash
Senior Assistant General Counsel
Chicago Housing Authority
Office of the General Counsel
60 E. Van Buren Street, 12th Floor
Chicago, Illinois 60605

41059516(3)

THE CHICAGO HOUSING AUTHORITY, a municipal corporation, created and existing under and by virtue of the laws of the State of Illinois, and duly authorized to transact business in the State of Illinois ("Grantor"), for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, in hand paid, and pursuant to authority given by the Board of Commissioners of said corporation, CONVEYS AND QUITCLAIMS to Bickerdike Redevelopment Corporation, an Illinois not for profit corporation having an office at 2550 W. North Avenue, Chicago, Illinois 60647 and Heartland Housing, Inc., an Illinois not for profit corporation, having an office at 208 S. LaSalle Street, Suite 1300, Chicago, Illinois 60604 (collectively "Grantee"), the buildings and all improvements thereto, situated in the County of Cook in the State of Illinois, now located on the land legally described in Exhibit A, attached hereto and made a part hereof.

THIS DEED DOES NOT CONVEY ANY INTEREST IN SAID LAND.

SUBJECT TO: the Grantor's reversionary interest as set forth in Article 14 of the Ground Lease by and between Grantee and Grantor, the covenants, conditions and restriction of record, private, public and utility easements and road and highways, and general real estate taxes for the year 2021 and subsequent taxes.

IN WITNESS WHEREOF, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Chief Executive Officer, Tracey Scott, this 26th day of October, 2021.

REAL ESTATE TRANSFER TAX		26-Oct-2021
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

14-30-123-009-0000 | 20211001605215 | 0-781-653-136

CHICAGO HOUSING AUTHORITY,
an Illinois municipal corporation

By:

Tracey Scott
Chief Executive Officer

REAL ESTATE TRANSFER TAX		26-Oct-2021
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00

14-30-123-009-0000 | 20211001605215 | 1-472-980-112

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

S Y
P 7
S Y-06
SC
INT R

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EXHIBIT A

LEGAL DESCRIPTION

The Buildings and all improvements located upon:

TRACT A:

THAT PART OF LOTS 3 AND 4, IN DIVERSEY CLYBOURN INDUSTRIAL AND COMMERCIAL DISTRICT, BEING AN OWNER'S DIVISION IN THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MAY 17, 1929 AS DOCUMENT NUMBER 10373658, DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE NORTH LINE OF DIVERSEY PARKWAY WITH THE SOUTHWESTERLY LINE OF N. CLYBOURN AVENUE, AS DEEDED TO THE CITY OF CHICAGO FOR STREET PURPOSES, RECORDED MAY 25, 1937 AS DOCUMENT NO. 12002816; THENCE SOUTH 88 DEGREES 39 MINUTES 10 SECONDS WEST ALONG THE NORTH LINE OF SAID DIVERSEY PARKWAY 212.53 FEET; THENCE NORTH 46 DEGREES 22 MINUTES 01 SECONDS WEST, 422.90 FEET; THENCE NORTH 43 DEGREES 37 MINUTES 59 SECONDS EAST, 150.00 FEET TO THE SOUTHWEST LINE OF SAID N. CLYBOURN AVE.; THENCE NORTH 46 DEGREES 22 MINUTES 01 SECONDS WEST ALONG SAID SOUTHWEST LINE, 183.59 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING NORTH 46 DEGREES 22 MINUTES 01 SECONDS WEST ALONG SAID SOUTHWEST LINE, 132.49 FEET; THENCE SOUTH 43 DEGREES 36 MINUTES 01 SECONDS WEST, 61.21 FEET; THENCE SOUTH 46 DEGREES 23 MINUTES 48 SECONDS EAST, 27.96 FEET; THENCE SOUTH 43 DEGREES 34 MINUTES 39 SECONDS WEST, 58.67 FEET; THENCE NORTH 46 DEGREES 36 MINUTES 04 SECONDS WEST, 76.44 FEET; THENCE SOUTH 43 DEGREES 35 MINUTES 44 SECONDS WEST 32.25 FEET; THENCE SOUTH 46 DEGREES 22 MINUTES 18 SECONDS EAST 6.00 FEET; THENCE SOUTH 43 DEGREES 38 MINUTES 09 SECONDS WEST, 15.66 FEET; THENCE SOUTH 46 DEGREES 21 MINUTES 53 SECONDS EAST 168.94 FEET; THENCE NORTH 43 DEGREES 34 MINUTES 41 SECONDS EAST, 15.66 FEET; THENCE SOUTH 46 DEGREES 25 MINUTES 18 SECONDS EAST, 6.00 FEET; THENCE NORTH 43 DEGREES 36 MINUTES 13 SECONDS EAST, 152.40 FEET TO THE SOUTHWEST LINE OF SAID N. CLYBOURN AVENUE, AND THE POINT OF BEGINNING, LYING ABOVE AN ELEVATION OF 6.00 FEET CITY OF CHICAGO DATUM, IN COOK COUNTY, ILLINOIS.

PIN(s): 14-30-123-009 (AFFECTS TRACT A AND OTHER PROPERTY)

Address(es): 2890-2904 NORTH CLYBOURN AVENUE, Chicago, Illinois

TRACT B:

THAT PART OF LOT 12 IN THE SNOW ESTATE SUBDIVISION BY THE SUPERIOR COURT OF COOK COUNTY, ILLINOIS, IN PARTITION OF THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 14 EAST OF

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THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 29, 1873, AS DOCUMENT NUMBER 80819, LYING NORTH AND EAST OF THE NORTH BRANCH OF THE CHICAGO RIVER; EXCEPTING THEREFROM THAT PART VACATED BY ORDINANCE RECORDED FEBRUARY 21, 1940 AS DOCUMENT NUMBER 12438633; ALSO EXCEPTING THEREFROM THAT PART DEEDED TO THE CITY OF CHICAGO FOR STREET PURPOSES PER DOCUMENT RECORDED MAY 25, 1937 AS DOCUMENT NUMBER 12002816, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE EAST LINE OF N. HOYNE AVENUE AS DEEDED TO THE CITY OF CHICAGO MAY 25, 1937 AS DOCUMENT NUMBER 12002816 AND THE SOUTH LINE OF W. DIVERSEY PARKWAY BEING 40.00 FEET SOUTH OF THE CENTERLINE OF SAID W. DIVERSEY PARKWAY; THENCE NORTH 88 DEGREES 29 MINUTES 10 SECONDS EAST ALONG THE SOUTH RIGHT OF WAY LINE OF W. DIVERSEY PARKWAY 117.64 FEET; THENCE SOUTH 46 DEGREES 16 MINUTES 10 SECONDS EAST ALONG THE SOUTH RIGHT OF WAY LINE 32.67 FEET TO THE WEST LINE OF NORTH DAMEN AVENUE; THENCE SOUTH 1 DEGREE 49 MINUTES 22 SECONDS WEST ALONG SAID WEST LINE 77.74 FEET; THENCE SOUTH 5 DEGREES 15 MINUTES 16 SECONDS WEST ALONG SAID WEST LINE 38.77 FEET; THENCE SOUTH 5 DEGREES 47 MINUTES 19 SECONDS WEST ALONG SAID WEST LINE 54.27 FEET; THENCE SOUTH 88 DEGREES 21 MINUTES 55 SECONDS WEST 123.69 FEET TO THE EAST LINE OF SAID N. HOYNE AVENUE; THENCE NORTH 1 DEGREE 47 MINUTES 55 SECONDS WEST 193.74 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PIN(s): 14-30-302-026, VOL. 491. (AFFECTS TRACT B AND OTHER PROPERTY)

Address(es): 2747-2759 NORTH HOYNE AVENUE, Chicago, Illinois

THIS DEED DOES NOT CONVEY ANY INTEREST IN SAID LAND

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or its agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest 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, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 10/26/2021

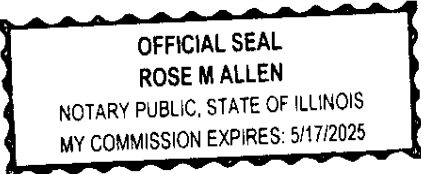
GRANTOR:

CHICAGO HOUSING AUTHORITY,
an Illinois municipal corporation

By: Pamela E. Cash
Pamela E. Cash
Senior Assistant General Counsel,
as Agent for Chicago Housing Authority

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID Agent for Chicago Housing Authority
THIS 26th DAY OF October, 2021

Notary Public Rose M. Allen



The grantee or its agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest 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 persona and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated _____

GRANTEES:

Bickerdike Redevelopment Corporation,
an Illinois not for profit corporation

By: _____
Joy Aruguete, Chief Executive Officer

SUBSCRIBED AND SWORN TO
BEFORE ME THIS ____ DAY OF _____,
2021.

Notary Public: _____

Heartland Housing, Inc.,
an Illinois not for profit corporation

By: _____
Earl L. Chase, Executive Director

SUBSCRIBED AND SWORN TO
BEFORE ME THIS ____ DAY OF _____,
2021.

Notary Public: _____

Note: 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.

[Attached to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or its agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest 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, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated _____

GRANTOR:

CHICAGO HOUSING AUTHORITY,
an Illinois municipal corporation

By: _____
Tracey Scott
Chief Executive Officer

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID _____
THIS ___ DAY OF _____, 2021

Notary Public _____

The grantee or its agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest 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 10/24/2021

GRANTEES:

Bickerdike Redevelopment Corporation,
an Illinois not for profit corporation

By: _____
Joy Aruguete, Chief Executive Officer

SUBSCRIBED AND SWORN TO
BEFORE ME THIS 21 DAY OF
October, 2021.

Notary Public: _____

Heartland Housing, Inc.,
an Illinois not for profit corporation

By: _____
Earl L. Chase, Executive Director

SUBSCRIBED AND SWORN TO
BEFORE ME THIS ___ DAY OF
_____, 2021.

Notary Public: _____



Note: 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.

[Attached to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]

UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE

The grantor or its agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest 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, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated _____

GRANTOR:

CHICAGO HOUSING AUTHORITY,
an Illinois municipal corporation

By: _____
Tracy Scott
Chief Executive Officer

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID _____
THIS ___ DAY OF _____, 2021

Notary Public _____

The grantee or its agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest 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 _____

GRANTEES:

Bickerdike Redevelopment Corporation,
an Illinois not for profit corporation

By: _____
Joy Aruguete, Chief Executive Officer

SUBSCRIBED AND SWORN TO
BEFORE ME THIS ___ DAY OF _____,
_____, 2021.

Notary Public: _____

Heartland Housing, Inc.,
an Illinois not for profit corporation

By: _____
Earl L. Chase, Executive Director

SUBSCRIBED AND SWORN TO
BEFORE ME THIS 21st DAY OF
October, 2021.

Notary Public: Margaret A. Grassano



Note: 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.

[Attached to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]