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GEORGE E. COLE
LEGAL FORMS

WARRANTY DEED

23 PM 4 14 22 298 188

Statutory provisions

Corporation to Corporation

THE GRANTOR COUZENS WAREHOUSE AND DISTRIBUTORS, INC.

of the County of Cook and State of Illinois
and duly authorized to execute this deed in the County of Cook and State of Illinois
for Ten and no 100/100 \$10,000 and of consideration
and other good and valuable consideration

to the Grantee and purposes therein stated to the Grantee, Directors
CONVEY S and WARRANTS to RENTAL INDUSTRIES REALTY CORP.

of the County of Cook and State of Illinois
has the principal office at the Village of Hodgkins County of Cook
and State of Illinois
Cook and State of Illinois

See Rider attached hereto and made a part hereof.

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
APR 23 1972
REVENUE

800
STAMP

In Witness Whereof said Grantor has caused this instrument to be signed by its
to be signed to these presents by its President and attested by its
Secretary this 1st day of October 1972



COUZENS WAREHOUSE AND DISTRIBUTORS, INC.

Harold Rubenstein
Secretary

County of Cook the undersigned a Notary Public and for the
aforesaid DO HEREBY CERTIFY that Joseph Rutzky
personally known to me to be the President of the Couzens Warehouse and
Distributors, Inc., an Illinois



corporation and Harold Rubenstein personally known to me to be
the Secretary of said corporation and personally known to
me to be the same persons whose names are subscribed to the foregoing instru-
ment appeared before me this day in person and severally acknowledged that as
such President and Secretary they signed
and delivered the said instrument as President and Secretary
Secretary of said corporation and caused the corporate seal of said corporation
to be affixed thereto pursuant to authority given by the Board of
of said corporation as their free and voluntary act and as the free and voluntary
act and deed of said corporation for the uses and purposes therein set forth

Given under my hand and official seal this 1st day of October 1972

Commission expires April 27 1976 *Joseph J. Rutzky*
NOTARY PUBLIC

MA Alzheimer, Gray, Naiburg & Strasburger
1 N. LaSalle Street, Rm. 1825
Chicago, Illinois 60602
OR RECORDER'S OFFICE BOX NO. 6
M.K.

ADDRESS OF PROPERTY
6600 River Road
Hodgkins, Illinois
THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY AND IS NOT A PART OF THIS DEED.
SEND SUBSEQUENT TAX BILLS TO GRANTOR
Rental Industries Realty Corp.
6600 River Road, Hodgkins, Ill.

DOCUMENT NUMBER
22298188

M I C R O F I L M

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RIDER ATTACHED TO AND MADE A PART OF THAT
CERTAIN WARRANTY DEED DATED
COUZENS WAREHOUSE AND DISTRIBUTORS, INC.
(GRANTOR), TO RENTAR INDUSTRIES REALTY CORP.

PARCEL

That part of Section 22, Township 38 North, Range 12 East of the Third Principal Meridian, in Cook County, Illinois, included within a parcel of land which is located and described as follows:

Commencing at the North West corner of the North East quarter of said Section 22; thence East along the North line of said Section 22, a distance of 961.77 feet to a point on said North line, 150 feet South Easterly of and measured at right angles, from the center line of the West bound main track of the Atchison, Topeka and Santa Fe Railway Company; thence South Westerly along a line 150 feet South Easterly of, Normally distant from and parallel to said center line of West bound main track, and forming an angle of 56 degrees 02 minutes 00 seconds to the South West from said Section line, a distance of 1839.03 feet to the point of beginning for said hereinafter described parcel of land, thence continuing South-Westwardly along said parallel line, a distance of 160.00 feet to the most Northerly corner of the property conveyed to Couzens Warehouse and Distributors, Inc. by deed recorded in the recorder's Office of Cook County, Illinois on the 18th day of July 1972, as document No. 21980477; thence South Easterly along the North Easterly line of said property conveyed to Couzens Warehouse and Distributors, Inc., said North Easterly line being a line perpendicular to the center line of said West bound main track, a distance of 576.87 feet to an intersection with the North Westerly line of River Road, 80 feet wide, as dedicated by instrument recorded in said Recorder's Office on the second day of December, 1970, as document No. 2133209; thence North-Eastwardly along said North Westerly line of River Road a distance of 160.05 feet to an intersection with a line which is perpendicular to the center line of said West bound main track and which passes through the herein described point of beginning, and thence North Westwardly along said perpendicular line a distance of 572.81 feet to the point of beginning, in Cook County, Illinois.

Subject to:

- (1) Taxes for 1972 and subsequent years.
- (2) Installments 3 to 10 on special assessment (Warrant No. 3) Village of Hodgkins for water main or water supply pipes confirmed on September 8, 1971 for \$48,377.40, payable in 10 annual installments.
- (3) Installments 3 to 10 on special assessment (Warrant No. 3) Village of Hodgkins for water mains. Confirmed on September 8, 1971, for \$164,847.50
- (4) Railroad switch and spur tracks, if any.

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(5) Utility easement, 20 feet in width, upon and along the South East property line of the land as excepted and reserved unto Santa Fe Land Improvement Company, a California corporation, the grantor in the Warranty Deed to Couzens Warehouse and Distributors, Inc., an Illinois corporation, dated November 28, 1972, and recorded December 1, 1972, as document No. 22143892.

(6) Conditions contained in the Warranty Deed from the Santa Fe Land Improvement Company, a California corporation, to Couzens Warehouse and Distributors, Inc., an Illinois corporation, dated November 28, 1972, and recorded December 1, 1972, as document No. 22143892.

PARCEL 2

That part of Section 22, Township 38 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois, included within a parcel of land which is located and described as follows:

Commencing at the North west corner of the North East quarter of said Section 22, thence East along the North line of said Section 22, a distance of 981.57 feet to a point in said North line 150 feet South Easterly of and measured at right angles from the center line of the West Bound Main Track of the Atchison, Topeka and Santa Fe Railway Company, thence South Westerly along a line 150 feet South Easterly of normally distant from and parallel to said center line of the West Bound Main Track and forming an angle of 56 degrees 02 minutes to the Southwest from said section line a distance of 3024.03 feet to the most Northerly corner of the property conveyed to Freeway Realty Company, Dallas by Deed recorded in the Recorder's Office of Cook County, Illinois, on March 27, 1969 as document No. 20790107, thence South Easterly at right angles to the last described line (along the North Easterly line of said property conveyed to Freeway Realty Company Dallas) a distance of 25.80 feet to a point of beginning for said hereinafter described parcel of land, thence North Easterly at right angles to the last described line a distance of 41.50 feet to a point of curve, thence on a curve to the left tangent to the last described line and having a radius of 613.105 feet a distance of 138.04 feet to a point of reverse curve, thence on a curve to the right having a radius of 594.505 feet a distance of 59.04 feet more or less to a point on said hereinbefore described parallel line which point is 2787.54 feet measured along said parallel line South West from the point of intersection of said parallel line with the North line of Section 22, thence Northeastwardly along said parallel line (being 150 feet measured perpendicularly Southeasterly from the center line of said West bound main track) a distance of 367.90 feet, thence Southwardly along the arc of a circle convex to the North West and having a radius of 594.50 feet, a distance of 76.34 feet to a point which is 164.41 feet measured perpendicularly South Easterly from the center line of said West Bound Main Track, thence Southwardly along a straight line, a distance of 49.75 feet to a point which is 176.92 feet measured perpendicularly Southeasterly from the center line of said West Bound Main Track, thence South Westwardly along the arc of a circle convex to the South East and having a radius of 613.10 feet a distance of 155.87 feet to a point which is 196.63 feet measured perpendicularly Southeasterly from the center line of said West bound main track, thence South Westwardly along a line 196.63 feet measured perpendicularly Southeasterly from and parallel with the center line of said West bound main track, a distance of 52.13 feet to an intersection with a line which is 275 feet measured perpendicularly

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Northeasterly from and parallel with said North Easterly line of the property conveyed to Freeway Realty Company Dallas, thence South-Eastwardly along said parallel line a distance of 549.09 feet to an intersection with the North Westerly line of River Road, thence South Westwardly along said North Westerly line of River Road (being a line 80 feet measured perpendicularly Northwesterly from and parallel with the South Easterly line of the lands of Santa Fe Land Improvement Company a distance of 275.00 feet to an intersection with the North Easterly line of said property conveyed to Freeway Realty Company Dallas and thence Northwestwardly along said Northeasterly property line, a distance of 570.85 feet to the point of beginning, in Cook County, Illinois.

Subject to:

- (1) Trust Deed dated April 27, 1970 and recorded April 28, 1970, as document No. 2114827, made by Couzens Warehouse and Distributors, Inc., an Illinois corporation, to Ford City Bank, an Illinois Banking Corporation, to secure a note for \$750,000.00.
- (2) Drainage ditches, feeders and laterals, if any.
- (3) Railroad switch and spur tracks, if any.
- (4) Utility easement 20 feet wide upon and along the South East property line of the premises in question created in the Deed from Santa Fe Land Improvement Company to Couzens Warehouse and Distributors, Inc., recorded as document No. 21144828.
- (5) Reservation of mineral rights as well as rights to metallic or other solid minerals lying not less than 100 feet below premises in question in favor of Santa Fe Land Improvement Company contained in document 21133828. Said reservation, however, limits the means by which said rights may be exercised.
- (6) Taxes for the years 1972 and subsequent years.

PARCEL 3

That part of Section 22, Township 38 North, Range 12 East of the Third Principal Meridian, included within a parcel of land which is located and described as follows:

Commencing at the North West corner of the North East quarter of said Section 22, thence East along the North line of said Section 22, a distance of 981.57 feet to a point on said North line, 150 feet South Easterly of and measured at right angles from the center line of the West bound main track of the Atchison, Topeka and Santa Fe Railroad Company, thence South Westerly along a line 150 feet South Easterly of, normally distant from and parallel to said center line of the West bound main track, and forming an angle of 56 degrees 02 minutes to the South West from said Section line, a distance of 1999.03 feet to a point of beginning for said hereinafter described parcel of land, thence continuing South Westwardly along said parallel line, a distance of 420.61 feet to the most Northerly corner of the property conveyed to Couzens Warehouse and Distributors, Inc., by deed recorded in the Recorder's Office of Cook County, Illinois on the 28th day of April, 1970 as document no. 2114828, thence Southwardly along the South Easterly line of said property conveyed to Couzens Warehouse and Distributors, Inc., (said South Easterly property line being here the arc of a circle, convex to the North West and having a radius of 594.50 feet) a distance of 76.34 feet to a point which is 164.41 feet,

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measured perpendicularly, South Easterly from the center line of said West bound main track, thence Southwardly continuing along said property line (which is here a straight line) a distance of 49.75 feet to a point which is 176.92 feet, measured perpendicularly, South Easterly from the center line of said West bound main track, thence South Westwardly, continuing along said property line (which is here the arc of a circle, convex to the South East and having a radius of 613.10 feet) a distance of 155.87 feet to a point which is 196.63 feet measured perpendicularly, South Easterly from the center line of said West bound main track, thence South Westwardly continuing along said property line (which is here a line perpendicular to the center line of said West bound main track) a distance of 52.13 feet to an intersection with the North Easterly line of said property conveyed to Couzens Warehouse and Distributors, Inc., thence South Eastwardly along said North Easterly line (which is a line perpendicular to the center line of said West bound Main track) a distance of 549.09 feet to an intersection with the North Westerly line of River Road, 80 feet wide, as dedicated by the instrument recorded in said Recorder's Office on the 2nd day of December 1970 as document no. 21332308, thence North Eastwardly along said North Westerly line of River Road, a distance of 8.40 feet to a deflection point in said North Westerly line, thence continuing North Eastwardly along said North Westerly line of River Road, deflecting 1 degree 15 minutes 37 seconds to the left from the last described course extended, a distance of 741.84 feet to an intersection with a line which is perpendicular to the center line of said West bound main track and which passes through the herein described point of beginning, thence North Westwardly along said perpendicular line, a distance of 576.87 feet to the point of beginning, in Cook County, Illinois.

Subject to:

- (1) Taxes for 1972 and subsequent years.
- (2) Installments 2 to 10 on special assessment (Warrant No. 3) Village of Hodgkins) for water mains. Confirmed on September 8, 1971 for \$164,847.50, payable in 10 annual installments.
- (3) Railroad switch and spur tracks if any.
- (4) A 20 foot utility easement over the South East line of land reserved in Warranty Deed recorded July 18, 1972 as document 21980477.

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END OF RECORDED DOCUMENT