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Doc#: 2308025050 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/21/2023 03:57 PM Pg: 1 of 4

UCC FINANCING STATEMENT

FOLLOW INSTRUCTIONS

| |
|--|
| A. NAME & PHONE OF CONTACT AT FILER (optional) CSC 1-800-858-5294 |
| B. E-MAIL CONTACT AT FILER (optional) SPRFiling@cscglobal.com |
| C. SEND ACKNOWLEDGMENT TO: (Name and Address) 2517 30762 CSC 801 Adlai Stevenson Drive Springfield, IL 62703 Filed In: Illinois (Cook) |

THE ABOVE SPACE IS FOR FILING OFFICE USE ONLY

1. DEBTOR'S NAME: Provide only one Debtor name (1a or 1b) (use exact, full name; do not omit, modify, or abbreviate any part of the Debtor's name); if any part of the Individual Debtor's name will not fit in line 1b, leave all of item 1 blank, check here and provide the Individual Debtor information in item 10 of the Financing Statement Addendum (Form UCC1Ad)

| | | | | | |
|---|-------------------------------|----------------------|-------------------------------|----------------------|----------------|
| 1a. ORGANIZATION'S NAME 55 Wacker Retail, LLC | | | | | |
| OR | 1b. INDIVIDUAL'S SURNAME | FIRST PERSONAL NAME | ADDITIONAL NAME(S)/INITIAL(S) | SUFFIX | |
| 1c. MAILING ADDRESS | 1425 Walnut Street, Suite 300 | CITY Philadelphia | STATE PA | POSTAL CODE 19102 | COUNTRY USA |

2. DEBTOR'S NAME: Provide only one Debtor name (2a or 2b) (use exact, full name; do not omit, modify, or abbreviate any part of the Debtor's name); if any part of the Individual Debtor's name will not fit in line 2b, leave all of item 2 blank, check here and provide the Individual Debtor information in item 10 of the Financing Statement Addendum (Form UCC1Ad)

| | | | | | |
|-------------------------|--------------------------|---------------------|-------------------------------|-------------|---------|
| 2a. ORGANIZATION'S NAME | | | | | |
| OR | 2b. INDIVIDUAL'S SURNAME | FIRST PERSONAL NAME | ADDITIONAL NAME(S)/INITIAL(S) | SUFFIX | |
| 2c. MAILING ADDRESS | | CITY | STATE | POSTAL CODE | COUNTRY |

3. SECURED PARTY'S NAME (or NAME of ASSIGNEE of ASSIGNOR SECURED PARTY): Provide only one Secured Party name (3a or 3b)

| | | | | | |
|---|--------------------------|---------------------|-------------------------------|----------------------|----------------|
| 3a. ORGANIZATION'S NAME Firsttrust Bank | | | | | |
| OR | 3b. INDIVIDUAL'S SURNAME | FIRST PERSONAL NAME | ADDITIONAL NAME(S)/INITIAL(S) | SUFFIX | |
| 3c. MAILING ADDRESS | 1 Walnut Grove Drive | CITY Horsham | STATE PA | POSTAL CODE 19044 | COUNTRY USA |

4. COLLATERAL: This financing statement covers the following collateral:

See UCC Financing Statement Addendum attached hereto and made a part hereof

5. Check only if applicable and check only one box: Collateral is held in a Trust (see UCC1Ad, item 17 and Instructions) being administered by a Decedent's Personal Representative

6a. Check only if applicable and check only one box:

6b. Check only if applicable and check only one box:

Public-Finance Transaction Manufactured-Home Transaction A Debtor is a Transmitting Utility Agricultural Lien Non-UCC Filing

7. ALTERNATIVE DESIGNATION (if applicable): Lessee/Lessor Consignee/Consignor Seller/Buyer Bailee/Bailor Licensee/Licensor

8. OPTIONAL FILER REFERENCE DATA: ;5105688

2517 30762

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UCC FINANCING STATEMENT ADDENDUM

FOLLOW INSTRUCTIONS

9. NAME OF FIRST DEBTOR: Same as line 1a or 1b on Financing Statement; if line 1b was left blank because Individual Debtor name did not fit, check here

9a. ORGANIZATION'S NAME

55 Wacker Retail, LLC

OR
9b. INDIVIDUAL'S SURNAME

FIRST PERSONAL NAME

ADDITIONAL NAME(S)/INITIAL(S)

SUFFIX

THE ABOVE SPACE IS FOR FILING OFFICE USE ONLY

10. DEBTOR'S NAME: Provide (10a or 10b), only one additional Debtor name or Debtor name that did not fit in line 1b or 2b of the Financing Statement (Form UCC1) (use exact, full name; do not omit, modify, or abbreviate any part of the Debtor's name) and enter the mailing address in line 10c

10a. ORGANIZATION'S NAME

OR
10b. INDIVIDUAL'S SURNAME

INDIVIDUAL'S FIRST PERSONAL NAME

INDIVIDUAL'S ADDITIONAL NAME(S)/INITIAL(S)

SUFFIX

10c. MAILING ADDRESS

CITY

STATE

POSTAL CODE

COUNTRY

11. ADDITIONAL SECURED PARTY'S NAME or ASSIGNOR SECURED PARTY'S NAME: Provide only one name (11a or 11b)

11a. ORGANIZATION'S NAME

OR
11b. INDIVIDUAL'S SURNAME

FIRST PERSONAL NAME

ADDITIONAL NAME(S)/INITIAL(S)

SUFFIX

11c. MAILING ADDRESS

CITY

STATE

POSTAL CODE

COUNTRY

12. ADDITIONAL SPACE FOR ITEM 4 (Collateral):

13. This FINANCING STATEMENT is to be filed [for record] (or recorded) in the REAL ESTATE RECORDS (if applicable)

14. This FINANCING STATEMENT:

covers timber to be cut covers as-extracted collateral is filed as a fixture filing

15. Name and address of a RECORD OWNER of real estate described in item 16 (If Debtor does not have a record interest):

16. Description of real estate:

See Exhibit "A" attached hereto and made a part hereof.

See Exhibit "B" attached hereto and made a part hereof.

17. MISCELLANEOUS:

UNOFFICIAL COPY**EXHIBIT "A"****TO****UCC-1 FINANCING STATEMENT****LEGAL DESCRIPTION**

Commonly known as:

Lots B1D, 1D, 1E, 1F, 1G, 1H, 1I, 1K, 1K, P14 and P15 of
55 West Wacker Drive
Chicago, Illinois

PINs: 17-09-423-007-0000

17-09-423-008-0000

Parcel 1:

Lots B1D, 1D, 1E, 1F, 1G, 1H, 1I, and 1K in the 55 West Wacker Subdivision, being a subdivision of part of Block 17 in the East Part of the Southeast 1/4 of Section 9, Township 39 North, Range 14, East of the Third Principal Meridian, recorded December 10, 2007 as document 0734403102, in Cook County, Illinois.

and

Lots P14 and P15 in the 55 West Wacker Subdivision, being a subdivision of part of Block 17 in the East Part of the Southeast 1/4 of Section 9, Township 39 North, Range 14, East of the Third Principal Meridian, recorded December 10, 2007 as document 0734403102, in Cook County, Illinois.

Parcel 2:

A non-exclusive easement for the benefit of Parcel 1 as created by Reciprocal Easement Agreement dated December 9, 1990 and recorded as document 91092145 for the purpose of providing pedestrian access to, from, and through the plaza (as defined in said agreement) and walkway (as defined in said agreement) for grantor and grantee and their respective agents and for the tenants of grantor's building and grantee's building and their employees, agents and invitees over that part of the land as described within said agreement and as defined on Exhibit C of the agreement.

Parcel 3:

Non-exclusive permanent and perpetual easements for the benefit of Parcel 1, over and upon the Common Properties, as created by Declaration of Covenants, Restrictions and Easements for 55 West Wacker Drive, made by 55 Chicago Partners, LLC, dated October 23, 2007 and recorded December 10, 2007 as document 0734403133, in Cook County, Illinois.

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EXHIBIT "B" TO UCC-1 FINANCING STATEMENT

DESCRIPTION OF COLLATERAL

DEBTOR: 55 Wacker Retail, LLC

SECURED PARTY: Firsttrust Bank

This Financing Statement covers the following collateral:

- (a) Any and all fixtures, appliances, machinery and equipment of any nature whatsoever, and other articles of personal property at any time now or hereafter installed in, attached to or situated in or upon the real estate described on Exhibit "A" to this Financing Statement (the "Real Estate") or the buildings and improvements to be erected thereon, or used or intended to be used in connection with the Real Estate, or in the operation of the buildings and improvements, plant, business or dwelling situate thereon, whether or not the personal property is or shall be affixed thereto.
- (b) All building materials, fixtures, building machinery and building equipment delivered on site to the Real Estate during the course of, or in connection with, construction of any buildings and improvements.
- (c) The proceeds (including, without limitation, insurance proceeds) or replacements of any of the foregoing.
- (d) All building permits and other municipal permits and approvals heretofore or hereafter issued by any governmental authority with respect to all or any portion of the Real Estate or any building or improvement now or hereafter located thereon.
- (e) All plans, drawings, renderings and specifications now or hereafter existing with respect to the Real Estate and any improvements constructed or to be constructed thereon.
