

# UNOFFICIAL COPY

23 386 000

23 386 000

THIS INDENTURE Witnesseth that the Grantor, ILLINOIS CENTRAL GULF RAILROAD COMPANY, a Delaware Corporation, for and in consideration of the sum of Fifty One Thousand Six Hundred Ninety Six and 25/100 Dollars in hand paid, and other valuable considerations, hereby conveys, releases, remises and forever quitclaims to the Grantee,

\$51,696.25)

COOK CO. NO. 92174

KAREN ANDERSON, a spinster  
33 North Dearborn  
Chicago, Illinois

all its right, title, interest and claim in and to the following described lands and property situated in the County of Cook and State of Illinois to-wit:

A parcel of land in the South fractional 1/2 of Section 29, Township 39 North, Range 14 East of the Third Principal Meridian, containing part of Lot 6 and 7 in Block 1 in Canal Trustees' Subdivision of the blocks in said Section 29 and part of South Green Street and part of vacated Water Street and part of vacated West 25th Street, bounded and described as follows:

Beginning at a point in the West line of South Halsted Street (as widened), said point being 37.47 feet South of the Southeasterly corner of Lot 1 in Block 1 in said Canal Trustees' Subdivision; thence South 61° 50' 50" West along a line 33.00 feet Southeasterly of and parallel with the Southeasterly line of Lots 1 and 2 in said Block 1, a distance of 323.93 feet to a point in the Easterly line of said Lot 3 produced Southerly; thence South 00° 25' 50" West along said Easterly line produced South, a distance of 14.58 feet; thence South 57° 59' 00" West, a distance of 444.12 feet to a point in the Southerly extension of the Westerly line of Lot 5 in said Block 1; thence South 17° 52' 54" East along the Southerly extension of the Westerly line of said Lot 5, a distance of 3.13 feet; thence North 65° 04' 17" East along a line 15.00 feet Northwesterly of and parallel with the centerline of an existing railroad track, a distance of 83.13 feet; thence Northeasterly along the arc of a circle, tangent to the last described course. Having a radius of 1,255.8 feet, a distance of 73.98 feet to a point of tangency; thence North 68° 26' 48" East along a line 15.00 feet Northwesterly of and parallel with the centerline of an existing track, a distance of 84.75 feet; thence North 62° 25' 11" East along a line 4.00 feet Northwesterly of and parallel with the Northwest face at top of an existing concrete retaining wall, a distance of 151.24 feet; thence North 64° 42' 26" East along a line 4.00 feet Northwesterly of and parallel with said top of existing concrete retaining wall, a distance of 337.45 feet to a point in the West line of said South Halsted Street; thence North 00° 00' 00" East along the West line of said South Halsted Street, a distance of 96.30 feet to the point of beginning, containing 38,631 square feet.

All as shown on plat of survey dated December 2, 1974, prepared by A. B. Schimming, Registered Land Surveyor No. 98.

The premises conveyed hereunder includes all trackage and trackage accessories located on the premises.

As part of the consideration hereinabove recited, the Grantee hereby agrees for itself, its successors and assigns to assume the cost and expense of constructing and maintaining a retaining wall along the boundary of the Grantor's property adjacent to the property herein conveyed if at any time the property herein conveyed is put to a use which in Grantor's opinion will require a retaining wall to protect the Grantor's remaining property.

2978186 RD  
 63 28 186 RD  
 17-89-465

STATE OF ILLINOIS  
 REAL ESTATE TRANSFER TAX  
 PAID BY  
 FEELERS DEPT OF REVENUE  
 4850

STATE OF ILLINOIS  
 REAL ESTATE TRANSACTION TAX  
 PAID BY  
 DEPT OF REVENUE  
 50.00

11.00

23 386 000

# UNOFFICIAL COPY

23 386 000

-2-

Grantor reserves for itself, its successors and assigns all coal, oil, gas, ores and any other minerals whether similar or dissimilar or now known to exist or hereafter discovered of every kind in, on or under said premises, together with the right at any time to explore, drill for, mine, remove and market all such products in any manner which will not damage structures on the surface of said premises. Grantee will release for itself, its successors or assigns the Grantor, its successors or assigns from any liability for any damages attributable to removing said minerals and this release shall run with the land.

Grantor reserves the right for the continued maintenance, replacement and use of all existing conduits, sewers, water mains, gas lines, electric power lines, wires and other utilities and easements on said premises whether or not of record including the repair, reconstruction and replacement thereof.

As a part of the consideration hereof, and in accepting this conveyance, the Grantee agrees and binds itself to purchase, affix and cancel any and all documentary stamps of every kind and nature in the amount prescribed by statute, and to pay any and all required transfer taxes and fees incidental to recordation of this instrument.

In Witness Whereof, Illinois Central Gulf Railroad Company  
The Grantor, has caused these presents to be signed by its Vice President, and its corporate seal, duly attested by its Assistant Secretary to be hereunto affixed, they being therein duly authorized, this 26th day of June, 1975

ILLINOIS CENTRAL GULF RAILROAD COMPANY

BY [Signature]  
Vice President



[Signature]  
Assistant Secretary

mail Heddens  
Moses  
33 N. Dearborn  
Chgo Ill 60602

THIS INSTRUMENT  
PREPARED BY  
**G. E. SCHILLING**  
REAL ESTATE DEPT.  
ICGRR CO.  
376 N. MICHIGAN  
CHICAGO, ILLINOIS 60601

BOX 533

23 386 000

# UNOFFICIAL COPY

-3-

STATE OF ILLINOIS }  
COUNTY OF COOK } SS

I, the undersigned, a Notary Public, in and for the County and State aforesaid, Do Hereby Certify, that ARTHUR SKRIVAN personally known to me to be the Vice President of the Illinois Central Gulf Railroad Company, a Delaware corporation, and R.C. WIESE personally known to me to be the Assistant Secretary of said corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such Vice President and Assistant Secretary, they signed and delivered the said instrument as Vice President and Assistant Secretary of said corporation and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority given by the Board of Directors 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 seal this 26th day of June, 1975.

Gerald E. Schilling  
Notary Public

My Commission expires Feb. 4th, 1979

Description approved PRB-12-71  
Form approved [Signature]  
Attorney



COOK COUNTY  
FILED  
FEB 10 12 43 PM '75

\*23386000

23 386 000

END OF RECORDED DOCUMENT