

# UNOFFICIAL COPY

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THIS INDENTURE Witnesseth that the Grantor, the ILLINOIS CENTRAL GULF RAILROAD COMPANY, a Delaware Corporation, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00)----- in hand paid, and other valuable consideration, hereby conveys, releases, remises and forever quitclaims to the Grantee, EDWARD G. GARDNER AND BETTY GARDNER, his wife, as Joint Tenants and not as tenants in common,

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 located in the Southwest Quarter of Section 35, Township 38 North, Range 14 East of the Third Principal Meridian in Chicago, Cook County, Illinois, more particularly described as follows:

Commencing at a point on a line that lies parallel to and 33 feet North of the South line of said Southwest Quarter of Section 35 and 1187.05 feet West of the East line of said Southwest Quarter of Section 35, being the Southwest corner of that real estate conveyed by the Illinois Central Railroad Company to Volta Battery Corporation by deed dated December 27, 1945; thence northerly, along a line forming an angle of 100 degrees 48 minutes in the northwesterly quadrant of its intersection with said parallel line, being along the West property line of said Volta Battery Corporation, 479.10 feet to the Northwest corner of said Volta Battery Corporation, being the point of beginning; thence continuing northerly along the prolongation of the last described course, 206 feet; thence westerly, at a right angle to the last described course, 80.00 feet to a point that is 148.5 feet, more or less, easterly from the centerline of Grantor's Southbound Main Track as measured at a right angle thereto; thence southerly, at a right angle to the last described course, 206 feet; thence easterly, at a right angle to the last described course, 80 feet to the point of beginning.

12.00

25945306

CANCELLED STATE OF ILLINOIS DEPT. OF REVENUE REAL ESTATE TRANSACTION TAX 10.50  
CANCELED FOR COOK COUNTY REVENUE STAND JUL 22 1981 10.50

*Sidney R. Olson*  
RECORDER OF DEEDS

COOK COUNTY, ILLINOIS  
FILED FOR RECORD  
1981 JUL 22 PH 2:44

25945306

42.00

CITY OF CHICAGO REAL ESTATE TRANSACTION TAX DEPT. OF REVENUE JUL 22 81 42.00

BOX 533

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~~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 and Grantee agrees not to interfere with the rights herein reserved or any facilities used pursuant thereto.

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 thereunto duly authorized, this 2 day of SEPTEMBER, 1980.

ILLINOIS CENTRAL GULF RAILROAD COMPANY

By [Signature]  
Vice President



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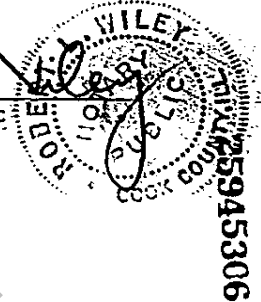
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STATE OF ILLINOIS )  
COUNTY OF COOK ) SS

I, the undersigned, a Notary Public, in and for the County and State aforesaid, Do Hereby Certify that R. A. Irvine, personally known to me to be the Vice President of the ILLINOIS CENTRAL GULF RAILROAD COMPANY, a Delaware Corporation, and J. K. MERCER, personally known to me to be the Assistant Secretary of said corporation, and personally known to me to be the same person, whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged under oath 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 2 day of SEPTEMBER 1980.

*Robert J. Wiley*  
Notary Public



My Commission Expires:

July 18, 1984

Description Approved: \_\_\_\_\_

Form Approved: \_\_\_\_\_

Attorney

THIS INSTRUMENT PREPARED BY:

Real Estate Department  
Illinois Central Gulf Railroad  
233 North Michigan Avenue  
Chicago, Illinois 60601

DCS 4873 SM 9-71

PLAT ACT AFFIDAVIT

STATE OF ILLINOIS )  
                          ) ss.  
COUNTY OF COOK      )

RANDALL KADUEC, being duly sworn on oath, states that he resides at 111 W. WASHINGTON CHICAGO, ILLINOIS. That the attached deed is not in violation of Section 1 of Chapter 109 of the Illinois Revised Statutes for one of the following reasons:

1. Said Act is not applicable as the grantors own no adjoining property to the premises described in said deed;  
-OR-  
the conveyance falls in one of the following exemptions as shown by Amended Act which became effective July 17, 1939.
2. The division or subdivision of land into parcels or tracts of 5 acres or more in size which does not involve any new streets or easements of access.
3. The divisions of lots or blocks of less than 1 acre in any recorded subdivision which does not involve any new streets or easements of access.
4. The sale or exchange of parcels of land between owners of adjoining and contiguous land.
5. The conveyance of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
6. The conveyance of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
7. The conveyances of land for highway or other public purposes or grants or Conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
8. Conveyances made to correct descriptions in prior conveyances.
9. The sale or exchange of parcels or tracts of land existing on the date of the amendatory Act into no more than 2 parts and not involving any new streets or easements of access.

CIRCLE NUMBER ABOVE WHICH IS APPLICABLE TO ATTACHED DEED.

Affiant further states that he makes this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording.

Randall Kaduec  
SUBSCRIBED and SWORN to before me  
this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_.

NOTARY PUBLIC

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