

UNOFFICIAL COPY

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27 162 760

THIS INDENTURE Witnesseth that the Grantor, the ILLINOIS CENTRAL GULF RAILROAD COMPANY, a Delaware Corporation, 233 North Michigan Avenue, Chicago, Illinois 60601, for and in consideration of the sum of ONE HUNDRED THOUSAND AND NO/100 DOLLARS (\$100,000.00) in hand paid and other valuable consideration, hereby conveys, releases, remises and forever quitclaims to the Grantee, THOMAS J. GATZIOLIS AND COMPANY, 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:

69-55-945 D2

Certain property lying within the bounds of that tract of land situated North of 77th Street, South of 76th Street, East of Greenwood Avenue and West of Avalon Avenue, in the City of Chicago, Cook County, Illinois, said property forming a portion of the right-of-way of the Illinois Central Gulf Railroad Company's Righton District is described as follows: Begin at the point where the Southwest line of relocated 66 foot wide Avalon Avenue (opened by Ordinance dated March 4, 1912) intersects the South line of 80 foot wide 76th Street, and run West along said South line of 76th Street, 33.18 feet, more or less, to a point in the East line of Grantor's original 200 foot wide right-of-way; thence southwesterly along said East right-of-way line, 602 feet, more or less, to a point in the North line of 66 foot wide 77th Street; thence East along said North line of 77th Street, 49 feet, more or less, to a point in a line that lies parallel and/or concentric with and 10 feet normally distant northwesterly from the centerline of Grantor's Interchange Track; thence northeasterly along said parallel and/or concentric line, 317 feet, more or less, to a point in the East line of that tract of land acquired by the former Illinois Central Railroad Company from the New York, Chicago and St. Louis Railroad Company by deed dated September 24, 1924 and recorded in Deed Book 24125 at page 121; thence northerly along the East Line of said "New York, Chicago and St. Louis" tract, 38 feet, more or less, to a corner thereof; thence northeasterly along the South line of the last described "New York, Chicago and St. Louis" tract, being along Grantor's South property line, 55 feet, more or less, to a corner thereof in the aforesaid Southwest line of relocated Avalon Avenue; thence northwesterly along said Southwest line of relocated Avalon Avenue, 365 feet, more or less, to return to the point of beginning.

GRANTEE covenants and agrees for itself, its successors and assigns that it shall not do anything that would directly or indirectly impair or damage Grantor's embankment situated adjacent to the premises hereinabove conveyed, and shall secure Grantor's prior written approval of any and all construction involving said embankment. This covenant shall run with the land hereinabove conveyed and be binding upon the Grantee, its successors and assigns forever. Grantor reserves for itself, its successors and assigns the right to enter upon the property herein conveyed for the purpose of construction, maintenance and repair of said embankment. Should Grantee in Grantor's sole opinion fail to preserve and safeguard said embankment as aforesaid, any costs incurred by Grantor in connection with work necessary to preserve and guard said embankment shall be at the sole expense of Grantee, its successors and assigns. Grantee's obligation to pay the aforesaid costs shall be binding upon its successors and assigns and shall run with the land hereinabove conveyed.

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COOK CO. NO. 016 2 5 2 2 5

STATE OF ILLINOIS  
 REAL ESTATE TRANSFER TAX  
 DEPT OF REVENUE  
 JUL-594  
 1984  
 50.00

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1-0 1983

COOK COUNTY  
 REAL ESTATE TRANSACTION TAX  
 DEPT OF REVENUE  
 JUL-594  
 1984  
 50.00

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CITY OF CHICAGO  
 REAL ESTATE TRANSACTION TAX  
 DEPT OF REVENUE  
 JUL-594  
 1984  
 500.00

COOK COUNTY, ILLINOIS FILED FOR RECORD

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BOX 333

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GRANTOR reserves the right for the continued maintenance, replacement and use of all existing driveways, roads, 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 29<sup>TH</sup> day of JUNE, 1984.

ILLINOIS CENTRAL GULF RAILROAD COMPANY

By

R. H. IRVINE  
Vice President

ATTEST:

By

W. H. SANDERS  
W. H. SANDERS  
Assistant Secretary

27 152 760

STATE OF ILLINOIS )  
                          ) SS  
COUNTY OF COOK    )

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 W. H. Sanders, 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 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 29<sup>TH</sup> day of JUNE, 1984

*Robert J. Wiley*  
Notary Public

My Commission Expires:

July 18, 1984

Description Approved:

ICG RAILROAD Co

Form Approved:

R R FOWLER  
Attorney

THIS INSTRUMENT PREPARED BY:

R L WILEY  
Real Estate Department  
ILLINOIS CENTRAL GULF RAILROAD COMPANY  
233 North Michigan Avenue  
Chicago, Illinois 60601

MAIL TO:  
REGAS & FREZARDOS  
111 W. WASHINGTON  
CHICAGO, IL 60602

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