

# UNOFFICIAL COPY

11-2-85

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## SPECIAL WARRANTY DEED

85273998

ATLANTIC RICHFIELD COMPANY, a Delaware corporation (successor to Atlantic Richfield Company, a Pennsylvania corporation) "GRANTOR", in consideration of \$258,000.00, hereby grants, bargains, sells and conveys to SHELL OIL COMPANY, a Delaware corporation, of One Shell Plaza, Houston, Texas, "GRANTEE", real estate in Cook County, Illinois, described in the attached Schedule A, together with all easements, rights, privileges and appurtenances thereto, all buildings and improvements, and all of GRANTOR's right, title and interest (if any) in all public ways adjoining the Premises.

PROPERTY INDEX NUMBERS: 15-16-310-064 Vol. 167  
15-16-310-068 Vol. 167

STREET ADDRESS OF PREMISES: 10200 West Roosevelt  
Westchester, Illinois

Deed prepared by: L. A. Siskind, Attorney-at-Law  
515 South Flower St., Los Angeles, Ca.

GRANTOR covenants that it will protect and defend GRANTEE's title against all persons and entities claiming from GRANTOR, and from GRANTOR's successors and assigns; provided the warranties of this deed are subject to taxes and assessments for the year 1985 and subsequent years, non-monetary encumbrances; further provided, in case GRANTOR is unable to deliver possession at time title passes herein, GRANTOR's liability shall be confined to taking the court action necessary to deliver possession; further provided, if GRANTOR cannot deliver possession to GRANTEE by March 15, 1986, GRANTEE may rescind this conveyance and GRANTOR shall return GRANTEE's consideration in accordance with GRANTOR's and GRANTEE's Property Exchange Agreement dated OCTOBER 30, 1985.

DATED: October 22, 1985

ATLANTIC RICHFIELD COMPANY

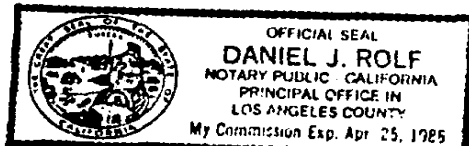
By: R. J. Trunek  
R. J. Trunek Vice President of  
ARCO Petroleum Products Company,  
a Division of Atlantic Richfield  
Company

Attest: B. M. Hinds  
B. M. Hinds Assistant Secretary

STATE OF CALIFORNIA )  
                                  )    SS  
COUNTY OF LOS ANGELES)

On this 22nd day of October, 1985, before me Daniel J. Rolf a Notary Public in and for said State, personally appeared R. J. Trunek, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person who executed the within instrument as Vice President of ARCO Petroleum Products Company, a Division of Atlantic Richfield Company, on behalf of Atlantic Richfield Company and acknowledged to me that Atlantic Richfield Company executed it.

Daniel J. Rolf  
Notary Public

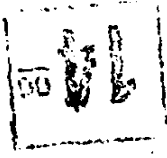


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141203  
 STATE OF ILLINOIS  
 DEPT. OF REVENUE  
 REAL ESTATE TRANSFER TAX  
 129.00

COOK COUNTY  
 REAL ESTATE TRANSFER TAX  
 129.00

Property of Cook County Clerk's Office

85273998

DEPT-01 RECORDING \$14.00  
 T#1111 TRAM 1641 11/07/85-16:01:00  
 #2627 # 4 \*-85-273998

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## SCHEDULE A

Property situate in COUNTY OF COOK, STATE OF ILLINOIS:

### PARCEL A:

Lot 1 in Diamond Subdivision in the Southwest 1/4 of Section 16 and the Northwest 1/4 of Section 21, all in Township 39 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois.

### PARCEL B:

Lots 456, 457 and 458 and 459 in William Zelosky's Westchester a subdivision of (except railroad land South of Chicago Westchester and Western Railroad and Chicago Madison and Northern Railroad) Lots 12 and 13 in School Trustees Subdivision of Section 13, Township 39 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois.

TAX NUMBER 15-16-310-064 Vol. 167 (Affects Parcel A)

TAX NUMBER 15-16-310-068 Vol. 167 (Affects Parcel B)



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