

Form 2459 Rev. 5-77

Individual

The above space for recorders use only

THIS INDENTURE, made this 26 day of AUG, 1987, between AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, a corporation duly organized and existing as a national banking association under the laws of the United States of America, and duly authorized to accept and execute trusts within the State of Illinois, not personally but as Trustee under the provisions of a deed or deeds in trust duly recorded and delivered to said national banking association in pursuance of a certain Trust Agreement, dated the 5th day of November, 1985, and known as Trust Number 65961 party of the first part, and 2470 North Milwaukee Corp., an Illinois corporation

2470 N. Milwaukee party of the second part.
Chicago, Illinois

WITNESSETH, that said party of the first part, in consideration of the sum of Ten 10 and 00 no/100 Dollars, and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto said parties of the second part, the following described real estate, situated in Cook County, Illinois, to-wit:

Legally described on Exhibit A attached hereto and made a part hereof.

41-29-399 Deed-Cover

CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
999.00

CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
999.00

13.00

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
300.00
CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
999.00
CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
999.00

...with the tenements and appurtenances thereto belonging...
...AND TO HOLD the same unto said party of the second part, and to the proper use, benefit and behoof, forever, of said party...

HBO NO
27-415-053 AFFECTS
THREE PARCERS

THIS INSTRUMENT PREPARED BY:
WAYNE R. HANNAH
SONNENSCHNEIN, CARLIN, NATHAN ROSENTHAL
Attorneys at Law
8000 Sears Tower, Chicago, IL 60606

This deed is executed by the party of the first part, as Trustee, as aforesaid, pursuant to and in the exercise of the power and authority granted to and vested in it by the terms of said Deed or Deeds in Trust and the provisions of said Trust Agreement above mentioned, and of every other power and authority thereto enabling. This deed is made subject to the liens of all trust deeds and/or mortgages upon said real estate, if any, recorded or registered in said county.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by one of its Vice Presidents or its Assistant Vice Presidents and attested by its Assistant Secretary, the day and year first above written.

AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO
as Trustee, as aforesaid, and not personally,

By [Signature] VICE PRESIDENT
Attest [Signature] ASSISTANT SECRETARY



STATE OF ILLINOIS,
COUNTY OF COOK

SS.

THIS INSTRUMENT
PREPARED BY

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY, that the above named NATIONAL BANK AND TRUST COMPANY OF CHICAGO, A National Banking Association, Grantor, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Vice President and Assistant Secretary respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act and as the free and voluntary act of said National Banking Association for the uses and purposes therein set forth; and the said Assistant Secretary then and there acknowledged that said Assistant Secretary, as custodian of the corporate seal of said National Banking Association caused the corporate seal of said National Banking Association to be affixed to said instrument as said Assistant Secretary's own free and voluntary act and as the free and voluntary act of said National Banking Association for the uses and purposes therein set forth.

AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO
300 N. LA SALLE
CHICAGO, ILLINOIS

"OFFICIAL"
Kula Davidson
Notary Public, State of Illinois
My Commission Expires 12/26/90

[Signature]
Notary Public

Date AUG 26 1987

DELIVERY INSTRUCTIONS
NAME Grund, Marcus + McNish
STREET 111 W. Washington St.
CITY Chicago, IL 60602
L.A.H.N.: Robert M. Knabe

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE DESCRIBED PROPERTY HERE

2424 North Pulaski

Chicago, Illinois

OR
BOX 333-WJ

RECORDER'S OFFICE BOX NUMBER

UNOFFICIAL COPY

EXHIBIT A

PARCEL A:

THAT PART OF THE SOUTH 315 FEET OF THAT PART OF THE SOUTH EAST 1/4 OF THE SOUTH EAST 1/4 OF SECTION 27, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTHEASTERLY OF A LINE 100 FEET NORTHEASTERLY OF AND PARALLEL WITH THE ORIGINAL RIGHT OF WAY OF THE CHICAGO, MILWAUKEE AND ST. PAUL RAILROAD DESCRIBED AS FOLLOWS:

COMMENCING AT THE POINT OF INTERSECTION OF THE NORTH LINE OF WEST FULLERTON AVENUE WITH THE WEST LINE OF NORTH PULASKI ROAD; THENCE NORTH 0 DEGREES, 17 MINUTES WEST A DISTANCE OF 113.84 FEET; THENCE WEST 31.92 FEET; THENCE 60 DEGREES 14 MINUTES WEST 16.16 FEET FOR A POINT OF BEGINNING OF THE HEREIN DESCRIBED PARCEL; THENCE CONTINUING SOUTH 60 DEGREES, 14 MINUTES WEST 25.32 FEET TO A POINT; THENCE CONTINUING SOUTH 69 DEGREES, 47 MINUTES WEST 42 FEET MORE OR LESS TO A POINT OF INTERSECTION WITH A LINE 100 FEET NORTHEASTERLY OF AND PARALLEL WITH THE ORIGINAL NORTHEASTERLY LINE OF THE RIGHT OF WAY OF THE CHICAGO, MILWAUKEE AND ST. PAUL RAILROAD; THENCE NORTH 20 DEGREES, 12 MINUTES WEST ALONG SAID PARALLEL LINE 198.50 FEET TO THE NORTH LINE OF THE SOUTH 315 FEET OF THE SOUTH EAST 1/4 OF THE SOUTH EAST 1/4 OF SAID SECTION 27 AFORESAID; THENCE EAST ALONG THE NORTH LINE OF THE SOUTH 315 FEET OF SAID SOUTH EAST 1/4 OF THE SOUTH EAST 1/4 OF SECTION 27 AFORESAID 175.19 FEET MORE OR LESS TO THE WEST LINE OF NORTH PULASKI ROAD; THENCE SOUTH ALONG THE WEST LINE OF NORTH PULASKI ROAD 74.97 FEET TO A POINT; THENCE WEST PARALLEL WITH THE NORTH LINE OF THE SOUTH 315 FEET OF THE SOUTH EAST 1/4 OF THE SOUTH EAST 1/4 OF SAID SECTION 27, 46 FEET; THENCE SOUTH PARALLEL WITH THE WEST LINE OF NORTH PULASKI ROAD 84.21 FEET TO THE POINT OF BEGINNING;

ALSO

PARCEL B:

THAT PART OF THE SOUTH 315 FEET OF THE SOUTH EAST 1/4 OF THE SOUTH EAST 1/4 OF SECTION 27, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT ON THE WEST LINE OF NORTH PULASKI ROAD 113.84 FEET NORTH OF THE NORTH LINE OF WEST FULLERTON AVENUE, SAID POINT BEING 163.84 FEET NORTH OF THE SOUTH LINE OF THE SOUTH EAST 1/4 OF THE SOUTH EAST 1/4 OF SECTION 27 AFORESAID; THENCE WEST 31.92 FEET TO A POINT; THENCE SOUTH 60 DEGREES 14 MINUTES WEST 16.16 FEET TO A POINT; THENCE NORTH PARALLEL WITH THE WEST LINE OF NORTH PULASKI ROAD 84.21 FEET, MORE OR LESS, TO A POINT WHICH IS 74.97 FEET SOUTH OF THE NORTH LINE OF THE SOUTH 315 FEET OF SAID SOUTH EAST 1/4 OF THE SOUTH EAST 1/4 OF SECTION 27; THENCE EAST PARALLEL WITH THE NORTH LINE OF THE SOUTH 315 FEET OF THE SOUTH EAST 1/4 OF THE SOUTH EAST 1/4 OF SAID SECTION 27, 46 FEET TO THE WLN OF NORTH PULASKI ROAD THENCE SOUTH ALONG THE WEST LINE OF NORTH PULASKI ROAD 76.19 FEET, MORE OR LESS, TO THE POINT OF BEGINNING;

ALSO

PARCEL C:

THAT PART OF THE SOUTH EAST 1/4 OF THE SOUTH EAST 1/4 OF SECTION 27, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE WEST LINE OF NORTH PULASKI ROAD, SAID POINT BEING 265.0 FEET NORTH OF THE NORTH LINE OF WEST FULLERTON AVENUE AND RUNNING THENCE WEST PARALLEL WITH SAID NORTH LINE OF FULLERTON AVENUE, A DISTANCE OF 175.19 FEET TO AN INTERSECTION WITH A LINE DRAWN PARALLEL WITH AND 100 FEET EASTERLY OF THE ORIGINAL 100 FOOT RIGHT OF WAY OF THE CHICAGO, MILWAUKEE AND ST. PAUL RAILROAD; THENCE NORTHWESTERLY ALONG THE LAST DESCRIBED PARALLEL LINE A DISTANCE OF 162.49 FEET TO AN INTERSECTION WITH THE EXTENSION WEST OF THE SOUTH MAIN FACE OF A BRICK WALL; THENCE EAST ALONG SAID SOUTH FACE OF SAID WALL AND THE EXTENSION OF THE SOUTH FACE OF WALL, A DISTANCE OF 230.46 FEET TO AN INTERSECTION WITH THE WEST LINE OF NORTH PULASKI ROAD, SAID INTERSECTION BEING 418.83 FEET NORTH OF THE NORTH LINE OF WEST FULLERTON AVENUE; THENCE SOUTH ALONG THE WEST LINE OF NORTH PULASKI ROAD, A DISTANCE OF 153.83 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS

87482559

UNOFFICIAL COPY

AFFIDAVIT - FLAT ACT

STATE OF ILLINOIS }
COUNTY OF COOK } SS

Jeffery Feldman, President of Yellow Cab Company 1730 S.

Indiana, Chicago, Illinois, being duly sworn on oath, states that the attached deed is not in violation of Section I of Chapter 109 of the Illinois Revised Statutes for one or more of the following reasons:

- ① The sale or exchange is of an entire tract of land not being a part of a larger tract of land.
2. The division or subdivision of land is into parcels or tracts of 5 acres or more in size which does not involve any new streets or easements of access.
3. The division is 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 is between owners of adjoining and contiguous land.
5. The conveyance is 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 is of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
7. The conveyance is of land for highway or other public purpose 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. The conveyance is made to correct descriptions in prior conveyances.
9. The sale or exchange is of parcels or tracts of land following the division into no more than two parts of a particular parcel or tract of land existing on July 17, 1959, and not involving any new streets or easements of access.
10. The sale is of a single lot of less than 5 acres from a larger tract, the dimensions and configurations of said larger tract having been determined by the dimensions and configuration of said larger tract on October 1, 1973, and no sales, prior to this sale, of any lot or lots from said larger tract having taken place since October 1, 1973, and a survey of said single lot having been made by a registered land surveyor.

[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, and that all local requirements applicable to the subdivision of land are met by the attached deed and the tract described therein.

Yellow Cab Company

By: 

Jeffery Feldman, President

SUBSCRIBED and SWORN to before me this 26th day of August, A.D. 1987

Lois Schuman
Notary Public

My Commission expires: _____



THIS INSTRUMENT PREPARED BY:

Wayne R. Hannah, Jr.
Sonnenschein Carlin Nath & Rosenthal
8000 Sears Tower, Chicago, Illinois 60606

87482559

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IN RE: [Illegible]

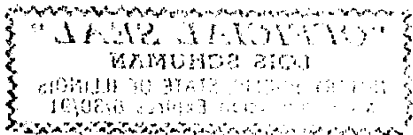
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