

# UNOFFICIAL COPY

## QUIT CLAIM DEED

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THE GRANTOR, The Belt Railway Company of Chicago, a corporation created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for and in consideration of Six Hundred Forty Nine Thousand Eighty Seven Dollars (\$649,087.00), and other good and valuable consideration in hand paid, and pursuant to authority given by The Board of Directors of said corporation CONVEYS and QUIT CLAIMS to American National Bank and Trust Company of CHICAGO as Trustee under Trust Agreement dated July 30, 1987 and known as Trust Number 103173-03 the following described Real Estate situated in the County of Cook and State of Illinois, to wit:

That part of the northwest quarter of Section 12, township 37 north, range 14 east of the third principal meridian, north of the Indian Boundary Line, lying northeasterly of a line 59.00 feet northeasterly from and parallel with the northeasterly line of the original 66 foot right of way of the Chicago and Western Indiana Railroad Company and southwesterly of a line 1200.00 feet northeasterly from and parallel with said northeasterly right of way line, which part is bounded and described as follows:

Commencing on the south line of the north 50.00 feet of Section 12 aforesaid, at a point which is 1021.71 feet east of the west line of said Section 12, and running

thence south along a line which is perpendicular to said south line of the north 50.00 feet, a distance of 22.74 feet to the southwest corner of a parcel of land conveyed to the State of Illinois by deed recorded February 10, 1978 as document no. 24321415, being the point of beginning for that part hereinafter described;

thence continuing south along said perpendicular line, a distance of 77.15 feet;

thence southwestwardly along a line which is perpendicular to the aforementioned northeasterly line of the original 66 foot right of way, a distance of 612.19 feet to an intersection with a line which is 405.00 feet (measured perpendicular) east from and parallel with the east line of S. Stony Island Avenue (said east line being a line 100.00 feet east from and parallel with the west line of said Section 12);

thence south along said parallel line, a distance of 195.07 feet;

thence west along a line which is perpendicular to said last described course, a distance of 305.23 feet to an intersection with the aforementioned line which is perpendicular to the northeasterly line of the original 66 foot right of way;

thence southwestwardly along said perpendicular line, a distance of 16.42 feet, to a point which is 99.00 feet northeasterly of the intersection of said perpendicular line with the northeasterly line of the original 66 foot right of way;

thence southeastwardly along a line which is 99.00 feet

1ST AMERICAN TITLE 66-851

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northeasterly from and parallel with said northeasterly line of the original 66 foot right of way, a distance of 1367.13 feet to an intersection with a line which is 190.36 feet southeasterly from and parallel with the southwestwardly extension of the southeasterly line of the land conveyed by deed recorded March 16, 1979 as document no. 24881682;

thence northeastwardly along said parallel line, which line is perpendicular to said last described course, a distance of 563.50 feet;

thence northwestwardly along a line which is 662.50 feet northeasterly from and parallel with said northeasterly line of the original 66 foot right of way, a distance of 587.88 feet to an intersection with a line which is perpendicular to the aforesaid south line of the north 50.00 feet of Section 12, at the point of intersection of said south line with a line which is 1200.00 feet northeasterly from and parallel with said northeasterly line of the original 66 foot right of way;

thence north along said last described perpendicular line, a distance of 966.05 feet, to an intersection with the south line of the aforementioned parcel of land conveyed to the State of Illinois by deed recorded February 10, 1978 as document no. 24321415, and


thence westwardly along the south line of said parcel of land, a distance of 66.49 feet, to the point of beginning, in Cook County, Illinois.

Containing 941,767 square feet (21.6200 acres) of land, more or less.

P.I.N. 25-12-100-020  
25-12-400-004

In witness whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its President, and attested by its Secretary, this 2nd day of September, 1987.

The Belt Railway Company, of Chicago

By   
R. E. Dowdy, President

Attest:   
G. D. Moriarty, Secretary

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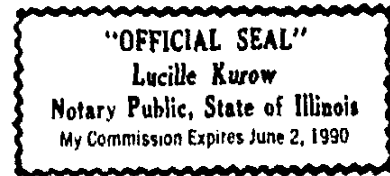
State of Illinois, County of Cook ss. I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Robert E. Dowdy personally known to me to be the President of The Belt Railway Company of Chicago Corporation, and George D. Moriarty Secretary of said corporation, 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 President and Secretary, they signed and delivered the said instrument as President and 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 official seal, this 2nd day of September, 1987.

Commission expires June 2, 1990

*Lucille Kurow*  
Notary Public

This instrument was prepared by:  
Woodrow M. Cunningham  
6900 South Central Avenue  
Chicago, Illinois 60638



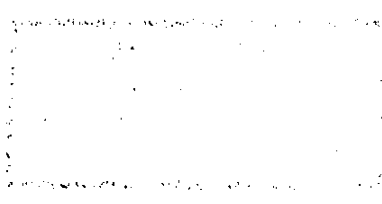
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## AGREEMENT

For value received, and as an inducement to consummate the closing pursuant to that certain Offer To Purchase dated December 1, 1986 by American National Bank and Trust Company of Chicago, as Trustee under Trust No. 100526-03, as Buyer, and accepted December 2, 1986 by the Belt Line Railway Company of Chicago, as Purchaser, the Belt Line Railway Company of Chicago hereby covenants with Buyer and agrees to pay all real estate taxes and assessments levied or assessed against the premises described in that certain deed delivered pursuant to the aforementioned Offer To Purchase through and including the closing date of September 3, 1987.

The Belt Line Railway Company of Chicago will indemnify and hold Buyer harmless from any such real estate taxes assessed or owed for any time period prior to the closing date.

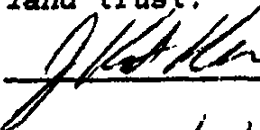
IN WITNESS WHEREOF, The Belt Line Company of Chicago has executed this Agreement by and through its Manager of Leases and Taxes, William M. Walztoni, authorized agent and representative of the said Belt Railway Company of Chicago, and this Agreement has been accepted by Buyer through the attorney acting as agent of the beneficial owners of the said land trust aforementioned.

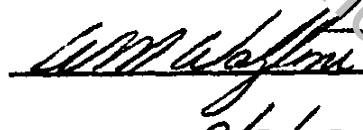
BUYER:  
American National Bank and Trust  
Company of Chicago, as Trustee  
under Trust No. 100526-03.

BELT LINE RAILWAY COMPANY  
OF CHICAGO

BY: J. Kent Kerr, attorney  
acting as agent of the beneficial  
owners of the aforementioned  
land trust.

BY: William M. Walztoni  
Manager of Leases  
and Taxes

  
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DATED: 9/3/87

DATED: 9/3/87

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DEPT-1 RECORDING \$15.25  
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#1606 #11-07-407708  
COOK COUNTY RECORDER

CITY OF CHICAGO  
REAL ESTATE TRANSACTION TAX  
DEPT. OF REVENUE SEP-587  
REV. 11198  
3247.50  
00.00

STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
REVENUE  
3247.50

COOK COUNTY  
REAL ESTATE TRANSACTION TAX  
3247.50  
REVENUE  
SEP-587  
REV. 11198

1525