CIAL COPY 8508165 in is)

day of November THIS INDENTURE, made this _ 1988, between NORRAN CORPORATION 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 and LOEWS CHICAGO CINEMAS an Illinois corporation Fifth Avenue, New York, I 711 party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of Ten and no/100 \$10.00 bollars and other good and valuable consideration 88508105



GCGK 018

Above Space For Recorder's Use Only

in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of said corporation, by these presents does REMISE, RELEASE, ALIEN and part, and to its will said assigns, FOREVER, all the following of the Board of Directors AND CONVEY unto the party of the second part, and to its. and State of Illinois known and described as follows, to wit: described land, situated in the County of Cook

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

This deed is subject to the condition that title to the buildings, improvements and fixtures of every kind and description then located on the land shall revert to the grantor or its successors or assigns of the land upon termination of a certain Lease dated November 3 , 1988, by and othern granter and research 1988, by and catween grantor and grantee, demising the land described on Exhibit A attached hereto and made a part hereof (the "Lease"). A memorandum of the Lease was recorded in the Office of the Recorder of Deeds of Cook County, Illinois on , 1988, as Document No. 88508104

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Together with all and singular the hereditaments and appurtenances thereunto belonging, or in any are expertaining and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right []] [] | title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premiser as above described, with the appurtenances, unto the party of the second part, its has and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, <u>its</u> for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, <u>its</u> premises hereby granted are, or may be, in any manner incumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND FOREVER DEFEND.

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 its _____ _ President, and attested by its_ _ Secretary, the day and year first above written. NORRAN/CORPORATION

Attest:

12 Clores

Kirkland & Ellis This instrument was prepared by Maureen A. Dowd. 200 East Randolph Drive, Chicago, IL 60601

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STATE OF FFICIAL COPY COUNTY OF the undersigned a notary public OXENFIELD MARTIN in and for said County, in the State aforesaid, DO HEREBY CERTIFY that LOUIS President of the corporation, and _ Secretary of said corporation, and personally known to personally known to me to be the, 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 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 and and Colonia Clerk's Office purposes therein set torth. GIVEN under my hand and official seal this SPECIAL WARRANTY DEED Corporation to Individual George E. Coletegal Forms ADDRESS OF PROPERTY 5

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UNOFFICIAL COPY

EXHIBIT A

THEATRE PROPERTY BUILDINGS LEGAL DESCRIPTION

The buildings, improvements, and fixtures of every kind and nature located on the following described land:

That part of the South 1/2 of the North 1/2 of the Southeast 1/4 of the Northeast 1/4 (except the West 33.00 feet thereof) of Section 13, Township 40 North, Range 12 East of the Third Principal Meridian, bounded and described as follows: Commencing at the point of intersection of the East line of the Northeast 1/4 of Section 13 aforesaid, and the North line of the South 1/2 of the North 1/2 of the Southeast 1/4 of the Northeast 1/4 of Section 13, atcresaid; thence North 89 degrees 57 minutes 01 seconds West, 511.20 feet to the point of beginning of the parcel of land herein described: Thence South O degrees 02 minutes 59 seconds West perpendicular to the last described line, 145.00 feet; thence North 89 Jegrees 57 minutes 01 seconds West, 580.00 feet; thence North O degrees O2 minutes 59 seconds East, 145.00 feet to the point of intersection with the North line of the North
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along said Nord,
gnated point of hegh...

12-13-222-003

4510-4520 North Harlem Avenue
Norridge, Illinois

--epared by,
--to: South 1/2 of the North 1/2 of the Southeast 1/4 of the Northeast 1/4 of Section 13 aforesaid; trance South 89 degrees 57 minutes 01 seconds East, along said North line, 580.00 feet to the hereinabove designated point of beginning, in Cook County, Illinois.

P.I. Number: 12-13-222-003

Address:

This instrument was prepared by, and after recording return to:

Maureen A. Dowd Kirkland & Ellis 200 E. Randolph Drive Chicago, Illinois 60601

Box 289

UNOFFICIAL COPY 5

PLAT ACT OF AFFIDAVIT

STATE OF ILLINOIS)

(COUNTY OF C O U K)

JERROLD MARKS
, being duly sworn on oath, states that he resides at 8707 SKOKIE BOULS VARA, SFOKIE, 14.

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, 1959.

- The division or expdivision of land into parcels or tracts of 5 acres or more in fine which does not involve any new streets or easements of access.
- 3. The division of lots or blocks of less than 1 acre in any recorded subdivision whic's loes not involve any new streets or easements of access.
- 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.
- 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 conveyance 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.

SUBSCRIBED AND SWORN TO before me this 3M day of November, 1985

3-19-89

JERROLD MARKS

UNOFFICIAL COPY

Property of Cook County Clerk's Office