



UNOFFICIAL COPY 91617042

ENVIRONMENTAL DISCLOSURE DOCUMENT FOR TRANSFER OF REAL PROPERTY

The following information is provided pursuant to the Responsible Property Transfer Act of 1988

For Use By County

~~Bank~~ Mortgagee: Pyle-National Inc.

Recorder's Office

~~Bank~~ Mortgagee: Bankers Trust Company, as ^{COLLATERAL} Agent

County

Date

Document No.: _____

Doc. No.

Vol. _____ Page _____

Rec'd by: _____

I. PROPERTY IDENTIFICATION:

A. Address of property: 1334 N. Kostner Avenue, Chicago 39 North
Street City or Village Township

Permanent Real Estate Index No.: 16-03-106-002, 16-03-105-022, 16-03-106-018

B. Legal Description: See Exhibit A annexed hereto and made a part hereof.

Section _____ Township _____ Range _____

Enter or attach current legal description in this area:

91617042

91617042

DEPT-01 RECORDING \$22.00
 T#2222 TRAN 2543 11/22/91 15:40:00
 #2676 ÷ B * - 91-617042
 COOK COUNTY RECORDER

Prepared by: Samuel S. Waldo
 Director of Environmental Affairs
 LPL Technologies Inc.
 358 Hall Avenue, Wallingford, CT 06492

Return to: Jared L. Landaw, Esq.
 Winthrop, Stimson, Putnam & Roberts
 One Battery Park Plaza
 New York, New York 10004-1490

LIABILITY DISCLOSURE

Transferees and transferees of real property are advised that their ownership or other control of such property may render them liable for any environmental clean-up costs whether or not they caused or contributed to the presence of environmental problems associated with the property.

C. Property Characteristics:

Lot Size _____ Acreage 7.25

Check all types of improvement and uses that pertain to the property:

- | | |
|---|---|
| <input type="checkbox"/> Apartment building (6 units or less) | <input checked="" type="checkbox"/> Industrial building |
| <input type="checkbox"/> Commercial apartment (over 6 units) | <input type="checkbox"/> Farm, with buildings |
| <input type="checkbox"/> Store, office, commercial building | <input type="checkbox"/> Other, specify _____ |

II. NATURE OF TRANSFER:

- | | Yes | No |
|--|-------|----------|
| A. (1) Is this a transfer by deed or other instrument of conveyance? | _____ | <u>X</u> |
| (2) Is this a transfer by assignment of over 25% of beneficial interest of an Illinois land trust? | _____ | <u>X</u> |
| (3) A lease exceeding a term of 40 years? | _____ | <u>X</u> |
| (4) A mortgage or collateral assignment of beneficial interest? | _____ | <u>X</u> |

BOX 334

91-01105 (91-1705)

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Mortgagee: (LENDER)

B. (1) Identify ~~Transferor~~:

COLLATERAL

Bankers Trust Company, as Agent, 280 Park Avenue, New York, New York 10017

Name and Current Address of ~~Transferor~~ Mortgagee (LENDER)

N/A

Name and Address of Trustee if this is a transfer of beneficial interest of a land trust.

Trust No.

(2) Identify person who has completed this form on behalf of the Transferor and who has knowledge of the information contained in this form: Samuel S. Waldo, Director, Environmental Affairs

LPL Technologies Inc., 358 Hall Avenue, P. O. Box 384

(203) 265-8760

Name, Position (if any), and address Wallingford, CT 06492

Telephone No.

C. Identify ~~Transferor~~:

Mortgagor: (BORROWER)

Pyle National Inc., 1334 N. Kostner Avenue, Chicago, Illinois 60651

Name and Current Address of ~~Transferor~~ MORTGAGOR (BORROWER)

III. NOTIFICATION

Under the Illinois Environmental Protection Act, owners of real property may be held liable for costs related to the release of hazardous substance.

1. Section 22.2(f) of the Act states:

"Notwithstanding any other provision or rule of law, and subject only to the defenses set forth in subsection (j) of this Section, the following persons shall be liable for all costs of removal or remedial action incurred by the State of Illinois as a result of a release or substantial threat of a release of a hazardous substance:

(1) The owner and operator of a facility or vessel from which there is a release or substantial threat of release of a hazardous substance;

(2) Any person who at the time of disposal, transport, storage or treatment of a hazardous substance owned or operated the facility or vessel used for such disposal, transport, treatment or storage from which there was a release or substantial threat of a release of any such hazardous substance;

(3) Any person who by contract, agreement, or otherwise has arranged with another party or entity for transport, storage, disposal or treatment of hazardous substances owned, controlled or possessed by such person at a facility there is a release or substantial threat of a release of such hazardous substances; and

(4) Any person who accepts or accepted any hazardous substances for transport to disposal, storage or treatment facilities or sites from which there is a release or a substantial threat of a release of a hazardous substance."

2. Section 4(q) of the Act states:

"The Agency shall have the authority to provide notice to any person who may be liable pursuant to Section 22.2(f) of this Act for a release or a substantial threat of a release of a hazardous substance. Such notice shall include the identified response action and an opportunity for such person to perform the response action."

3. Section 22.2(k) of the Act states:

"If any person who is liable for a release or substantial threat of release of a hazardous substance fails without sufficient cause to provide removal or remedial action upon or in accordance with a notice and request by the agency or upon or in accordance with any order of the Board or any court, such person may be liable to the State for punitive damages in an amount at least equal to, and not more than 3 times, the amount of any costs incurred by the State of Illinois as result of such failure to take such removal or remedial action. The punitive damage imposed by the Board shall be in addition to any costs recovered from such person pursuant to this Section and in addition to any other penalty or relief provided by this Act or any other law."

4. Section 22.18(a) of the Act states:

"Notwithstanding any other provision or rule of law, except as provided otherwise in subsection (b), the owner or operator, or both, of an underground storage tank shall be liable for all costs of preventive action, corrective action and enforcement action incurred by the State of Illinois as a result of a release or a substantial threat of release of petroleum from an underground storage tank."

5. The text of the statutes set out above is subject to change by amendment. Persons using this form may update it to reflect changes in the text of the statutes cited, but no disclosure statement shall be invalid merely because it sets forth an obsolete or superseded version of such text.

IV. ENVIRONMENTAL INFORMATION

Regulatory Information During Current Ownership

1. Has the transferor ever conducted operations on the property which involved the generation, manufacture, processing, transportation, treatment, storage or handling of "hazardous substances", as defined by the Illinois Environmental Protection Act? This question shall not be applicable for consumer goods stored or handled by a retailer in the same form, approximate amount, concentration and manner as they are sold to consumers, provided that such retailer does not engage in any commercial mixing (other than paint mixing or tinting of consumer sized containers), finishing, refinishing, servicing, or cleaning operations on the property.

Yes No

2. Has the transferor ever conducted operations on the property which involved the processing, storage or handling of petroleum, other than that which was associated directly with the transferor's vehicle usage?

Yes No

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3. Has the transferor ever conducted operations on the property which involved the generation, transportation, storage, treatment or disposal of "hazardous or special wastes", as defined by the federal Resource Conservation and Recovery Act and the Illinois Environmental Protection Act?

Yes No

4. Are there any of the following specific units (operating or closed) at the property which are or were used by the transferor to manage waste, hazardous wastes, hazardous substances or petroleum?

	YES	NO		YES	NO
Landfill	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Injection Wells	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Surface Impoundment	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Wastewater Treatment Units	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Land Treatment	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Septic Tanks	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Waste Pile	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Transfer Stations	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Incinerator	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Waste Recycling Operations	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Storage Tank (Above Ground)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Waste Treatment Detoxification	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Storage Tank (Underground)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Other Land Disposal Area	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Container Storage Area	<input checked="" type="checkbox"/>	<input type="checkbox"/>			

If there are "YES" answers to any of the above items and the transfer is other than a mortgage or collateral assignment of beneficial interest, attach a site plan which identifies the location of each unit, such site plan to be filed with the Environmental Protection Agency along with this disclosure document.

5. Has the transferor ever held any of the following in regard to this real property?

- a. Permits for discharges of wastewater to waters of the State. Yes No
- b. Permits for emissions to the atmosphere. Yes No
- c. Permits for any waste storage, waste treatment or waste disposal operation. (wastewater pretreatment) Yes No

6. Has the transferor had any wastewater discharges (other than sewage) to a publicly owned treatment works? Yes No

7. Has the transferor taken any of the following actions relative to this property?

- a. Prepared a Chemical Safety Contingency Plan pursuant to the Illinois Chemical Safety Act. Yes No
- b. Filed an Emergency and Hazardous Chemical Inventory Form pursuant to the federal Emergency Planning and Community Right-to-Know Act of 1980. Yes No
- c. Filed a Toxic Chemical Release Form pursuant to the federal Emergency Planning and Community Right-to-Know Act of 1986. Yes No

8. Has the transferor or any facility on the property or the property been the subject of any of the following State or federal governmental actions?

- a. Written notification regarding known, suspected or alleged contamination on or emanating from the property. Yes No
- b. Filing an environmental enforcement case with a court or the Pollution Control Board for which a final order or consent decree was entered. Yes No
- c. If item b. was answered by checking Yes, then indicate whether or not the final order or decree is still in effect for this property. Yes N/A No

9. Environmental Releases During Transferor's Ownership

- a. Has any situation occurred at this site which resulted in a reportable "release" of any hazardous substances or petroleum as required under State or federal laws? Yes No
- b. Have any hazardous substances or petroleum, which were released, come into direct contact with the ground at this site? Yes No
- c. If the answers to questions (a) and (b) are Yes, have any of the following actions or events been associated with a release on the property?

- Use of a cleanup contractor to remove or treat materials including soils, pavement or other surficial materials
- Assignment of in-house maintenance staff to remove or treat materials including soils, pavement or other surficial materials
- Designation, by the IEPA or the IESDA, of the release as "significant" under the Illinois Chemical Safety Act
- Sampling and analysis of soils
- Temporary or more long-term monitoring of groundwater at or near the site
- Impaired usage of an on-site or nearby water well because of offensive characteristics of the water
- Coping with fumes from subsurface storm drains or inside basements, etc.
- Signs of substances leaching out of the ground along the base of slopes or at other low points on or immediately adjacent to the site

10. Is the facility currently operating under a variance granted by the Illinois Pollution Control Board? Yes No

11. Is there any explanation needed for clarification of any of the above answers or responses? _____

9.b. Although not constituting a release of a reportable quantity of oil, surficially stained soils were removed in the Spring of 1989 from an area formerly used to store scrap metal.

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B. SITE INFORMATION UNDER OTHER OWNERSHIP OR OPERATION

1. Provide the following information about the previous owner or any entity or person the transferor leased the site to or otherwise contracted with for the management of the site or real property:

Name: _____

Information not available.

Type of business/ _____

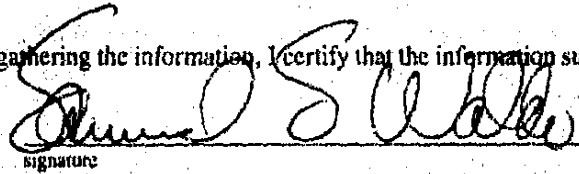
or property usage _____

2. If the transferor has knowledge, indicate whether the following existed under prior ownerships, leaseholds granted by the transferor, other contracts for management or use of the facilities or real property: Information not available.

	YES	NO		YES	NO
Landfill	_____	_____	Injection Wells	_____	_____
Surface Impoundment	_____	_____	Wastewater Treatment Units	_____	_____
Land Treatment	_____	_____	Septic Tanks	_____	_____
Waste Pile	_____	_____	Transfer Stations	_____	_____
Incinerator	_____	_____	Waste Recycling Operations	_____	_____
Storage Tank (Above Ground)	_____	_____	Waste Treatment Detoxification	_____	_____
Storage Tank (Underground)	_____	_____	Other Land Disposal Area	_____	_____
Container Storage Area	_____	_____			

V. CERTIFICATION

A. Based on my inquiry of those persons directly responsible for gathering the information, I certify that the information submitted is, to the best of my knowledge and belief, true and accurate.



signature

Samuel S. Waldo, Director, Environmental

type or print name

Affairs

TRANSFEROR OR TRANSFERORS (or on behalf of Transferor)

B. This form was delivered to me with all elements completed on

19 _____

signature

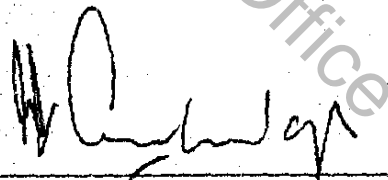
type or print name

TRANSFEEE OR TRANSFEREES (or on behalf of Transferee)

C. This form was delivered to me with all elements completed on

November 18 19 91

signature



type or print name

LENDER

Paul F. Chasler, Manager, Bankers Trust Co.

(Ch. 30, par. 906)

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EXHIBIT A - LEGAL DESCRIPTION

Parcel 1:

All that certain plot, piece or parcel of land lying and being in the City of Chicago, County of Cook, State of Illinois, more particularly described as follows:

The North 248 feet of that part of the North 1/2 of the Southeast 1/4 of the Northwest 1/4 of Section 3, Township 39 North, Range 13 East of the Third Principal Meridian, lying East of the West 300 feet thereof, in Cook County, Illinois.

Parcel 2:

All that certain plot, piece or parcel of land, lying and being in the City of Chicago, County of Cook, State of Illinois, more particularly described as follows:

That part of the Northeast 1/4 of the Northwest 1/4 of Section 3, Township 39 North, Range 13 East of the Third Principal Meridian, described as follows:

Beginning at the point of intersection of the East line of the West 300 feet of said Northeast 1/4 of the Northwest 1/4 with a straight line drawn from a point on said East line of the West 300 feet which is 686.25 feet South of the North line of said Northeast 1/4 of the Northwest 1/4 to a point on the East line of said Northeast 1/4 of the Northwest 1/4 which is 685.15 feet South of the Northeast corner thereof and running thence East along the above mentioned straight line, a distance of 393.47 feet to its intersection with the West line of the East 640.48 feet of said Northeast 1/4 of the Northwest 1/4; thence South along said West line of the East 640.48 feet; a distance of 634.91 feet to its intersection with the South line of said Northeast 1/4 of the Northwest 1/4; thence West along said South line of the Northeast 1/4 of the Northwest 1/4, a distance of 394.72 feet to its intersection with said East line of the West 300 feet of the Northeast 1/4 of the Northwest 1/4; thence North along said East line on the West 300 feet, a distance of 635.35 feet to the point of beginning, (except that part used by the Chicago and North Western Railway Company for a switch track, beginning at the Southeast corner of said land herein before conveyed and running thence Northwesterly in an arc to a point where the Southerly line of such switch track property meets the West line of said land hereinbefore conveyed at a point 256.92 feet North of the Southwest corner of said land hereinbefore conveyed also except from said land that part conveyed to Zenith Radio Corporation by an instrument recorded June 16, 1960 as Document 17,883,825 described as follows:

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EXHIBIT A - LEGAL DESCRIPTION

That part of the Northeast 1/4 of the Northwest 1/4 of Section 3, Township 39 North, Range 13 East of the Third Principal Meridian, described as follows:

Beginning at the point of intersection of the East line (hereinafter referred to as 'First mentioned East line') of the West 300 feet of said Northeast 1/4 of the Northwest 1/4 with a straight line (hereinafter referred to as 'First mentioned Straight line') drawn from a point on the above described first mentioned East line which is 686.25 feet South of the North line of said Northeast 1/4 of the Northwest 1/4 to a point on the East line of said Northeast 1/4 of the Northwest 1/4 which is 685.15 feet South of the Northeast corner thereof and running thence East along the above 'First mentioned straight line', a distance of 393.47 feet to its intersection with the West line (hereinafter referred to as 'West line') of the East 640.48 feet of said Northeast 1/4 of the Northwest 1/4; thence South along said 'West line', a distance of 320 feet; thence West along a straight line (hereinafter referred to as 'Second mentioned straight line') located 320 feet South of and parallel with the above described 'First mentioned straight line', a distance of 393.47 feet, more or less, to the intersection of such 'Second mentioned straight line' with the above described 'First mentioned East line'; and thence North along said 'First mentioned East line', a distance of 320 feet to the point of beginning;

Also

Parcel 3:

All that certain plot, piece or parcel of land, lying and being in the City of Chicago, County of Cook, State of Illinois, more particularly described as follows:

The West 350 feet of the South 75 feet of the North 323 feet of the North 1/2 of that part of the Southeast 1/4 of the Northwest 1/4 of Section 3, Township 39 North, Range 13 East of the Third Principal Meridian, lying East of the West 300 feet thereof;

Also

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9 1 5 1 17 9 4 2

EXHIBIT A - LEGAL DESCRIPTION

Parcel 4:

Easement for the Benefit of Parcels 1, 2 and 3 (taken as a tract) for a switch track or track as created by Deed from Martin J. Hanson and Ann C. Hanson, his wife, and Martin J. Hanson, as Trustee under Last Will and Testament of John C. Hanson, deceased; Louis E. Hanson and Lillian E. Hanson, as Trustees under Last Will and Testament of Louis J. Hanson, deceased, to The Pyle-National Company, a corporation of New Jersey, dated December 31, 1948 and recorded January 31, 1949 as Document 14,488,015 as revised and recorded June 30, 1950 as Document 14,840,790 and as amended by Grant by Zenith Radio Corporation, a corporation of Illinois, to the Pyle-National Company, a corporation of New Jersey, dated February 26, 1951 and recorded July 24, 1951 as Document 15,129,705, said switch track being located on land described as follows:

That part of the Northeast 1/4 of the Northwest 1/4 of Section 3, Township 39 North, Range 13, East of the Third Principal Meridian, described as follows:

Commencing at a point in the South line of the Northeast 1/4 of the Northwest 1/4 of said Section 3, which is 640.41 feet West of the Southeast corner of said Northeast 1/4 of the Northwest 1/4 and running thence North on a line which is parallel with the East line of said Northeast 1/4 of the Northwest 1/4 for a distance of 18 feet to a point; thence West on a line which is parallel with the said South line of the Northeast 1/4 of the Northwest 1/4 for a distance of 25.76 feet to a point of curve; thence Northwest on a curved line tangent to said last described line, convex to the Southwest and having a radius of 373.07 feet, a distance of 352.52 feet to a point of compound curve; thence continuing Northwest on a curved line convex to the Southwest and having a radius of 349.27 feet, a distance of 203.61 feet to a point in the East line of the West 300 feet of said Northeast 1/4 of the Northwest 1/4; thence South along said East line of the West 300 feet, a distance of 105.22 feet, to a point which is 256.92 feet North of the said South line of the Northeast 1/4 of the Northwest 1/4; thence Southeast on a curved line convex to the Southwest concentric with said last described curved line and having a radius of 369.27 feet for a distance of 108.68 feet to a point of compound curve; thence continuing Southeast in a curved line convex to the Southwest concentric with said first described curved line and having a radius of 393.07 feet a distance of 331.75 feet to a point in the said South line of said Northeast 1/4 of the Northwest 1/4; thence East along said South line a distance of 65.36 feet to the point of beginning;

Also

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EXHIBIT A - LEGAL DESCRIPTION

Parcel 5:

Easement to construct and maintain a reasonable number of crossings over and across the switch track for vehicles and pedestrians in connection with ingress to and egress from Parcels 1, 2 and 3 (taken as a tract) as created by Grant from Zenith Radio Corporation, a corporation of Illinois, to Pyle-National Company, a corporation of New Jersey, dated February 26, 1951 and recorded July 24, 1951 as Document 15,129,705 over and across the switch track used by the Chicago and Northwestern Railway Company described as follows:

That part of (b) Northeast 1/4 of the Northwest 1/4 of Section 3, Township 39 North, Range 13, East of the Third Principal Meridian, described as follows:

Commencing at a point in the South line of the Northeast 1/4 of the Northwest 1/4 of said Section 3 which is 640.48 feet West of the Southeast corner of said Northeast 1/4 of the Northwest 1/4 and running thence North on a line which is parallel with the East line of said Northeast 1/4 of the Northwest 1/4 for the distance of 18 feet to a point; thence West on a line which is parallel with the said South line of the Northeast 1/4 of the Northwest 1/4 for a distance of 25.76 feet to a point of curve; thence Northwest on a curved line tangent to said last described line, convex to the Southwest and having a radius of 373.07 feet, a distance of 352.52 feet to a point of compound curve; thence continuing Northwest on a curved line convex to the Southwest and having a radius of 349.27 feet, a distance of 203.61 feet to a point in the East line of the West 300 feet of said Northeast 1/4 of the Northwest 1/4; thence South along said East line of the West 300 feet; a distance of 105.22 feet, to a point which is 256.92 feet North of the said South line of the Northeast 1/4 of the Northwest 1/4; thence Southeast on a curved line convex to the Southwest concentric with said last described curved line and having a radius of 369.27 feet for a distance of 108.68 feet to a point of compound curve; thence continuing Southeast on a curved line convex to the Southwest, concentric with said first described curved line and having a radius of 393.07 feet, a distance of 331.75 feet to a point in the said South line of said Northeast 1/4 of the Northwest 1/4; thence East along said South line, a distance of 65.36 feet to the point of beginning;

Also

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EXHIBIT A - LEGAL DESCRIPTION

Parcel 6:

Easement for the benefit of Parcels 1 and 3 as created by Deed from Kling Brothers Engineering Works, a corporation of Illinois, to The Pyle-National Company, a corporation of New Jersey, dated November 18, 1948 and recorded November 23, 1948 as Document 14,448,649 to construct and use a switch track and also, if necessary, a switch over and across and upon the East 148 feet of the West 498 feet of the North 36 feet of the South 75 feet of the North 323 feet of the North 1/2 of that part of the Southeast 1/4 of the Northwest 1/4 of Section 3, Township 39 North, Range 13 East of the Third Principal Meridian, lying East of the West 300 feet thereof;

Also

Parcel 7:

Easement to extend the private sewer system into Parcel 2 for the purpose of providing drainage for Parcel 2 as created by agreement between Zenith Radio Corporation, a corporation of Illinois, and The Pyle-National Company, a corporation of New Jersey, dated August 1, 1951 and recorded January 2, 1952 as Document 15,246,124 of the private sewer system located in and under the North and South road described as follows:

The West 15 feet of the East 640.48 feet of the Northeast 1/4 of the Northwest 1/4 of Section 3, Township 39 North, Range 13 East of the Third Principal Meridian (except that part lying North of a line drawn from a point on the East line of the West 300 feet of the Northeast 1/4 of the Northwest 1/4 which point is 686.25 feet South of the North line of said Section to a point on the East line of said Northwest 1/4 which point is 685.15 feet South of the Northeast corner of said Northwest 1/4),

Also

The East 15 feet of the switch track property described as Parcel 4 aforesaid, and its connection to sewers in North Kostner Avenue, said connection to be located in a strip of land approximately 25 feet, more or less, South of the North line of the land as follows:

The East 640.48 feet of the Northeast 1/4 of the Northwest 1/4 of Section 3, Township 39 North, Range 13, East of the Third Principal Meridian (except that part lying North of a line drawn from a point on the East line of the West 300 feet of the Northeast 1/4 of the Northwest 1/4, which point is 686.25 feet South of the North line of said Section to a point on the East line of said Northwest 1/4, which point is 685.15 feet South of the Northeast corner of said Northwest 1/4);

Also

EXHIBIT A - LEGAL DESCRIPTION

Parcel 8:

Easement for the benefit of Parcels 1, 2, and 3 (taken as a tract) as created by agreement between Zenith Radio Corporation, a corporation of Delaware, and The Pyle-National Company, a corporation of New Jersey, dated June 4, 1960 and recorded June 17, 1960 as Document 17,885,172 for a private way or road for the purpose of ingress and egress over and across the West 15 feet of the East 640.48 feet of the Northeast 1/4 of the Northwest 1/4 of Section 3, Township 39 North, Range 13 East of the Third Principal Meridian, (except that part lying North of a line drawn from a point on the East line of the West 300 feet of the Northeast 1/4 of the Northwest 1/4, which point is 686.25 feet South of the North line of said Section to a point on the East line of said Northwest 1/4, which point is 685.15 feet South of the Northeast corner of said Northwest 1/4),

Also

The East 15 feet of the switch track property described as Parcel 4, aforesaid;

Also

The South 15 feet of the East 640.48 feet of the Northeast 1/4 of the Northwest 1/4 of Section 3, Township 39 North, Range 13 East of the Third Principal Meridian (except the West 15 feet thereof);

Parcel 9:

Easement for the benefit of Parcel 2 as created by agreement between The Johnson Chair Company, a corporation of Illinois, with Louis Hanson and Louis Hanson Co., a corporation of Illinois, dated May 29, 1908 and recorded July 20, 1908 as Document 4,233,763 as amended by agreement dated January 23, 1909 and recorded February 5, 1909 as Document 4, 324,798 and as modified by agreement between Zenith Radio Corporation, a corporation of Delaware, and The Pyle-National Company, a corporation of New Jersey, and others dated December 1, 1958 and recorded January 28, 1959 as Document 17,439,012 for a private roadway for ingress and egress of vehicles and pedestrian on, over and across a strip of land 40 feet wide, the center line of said strip being described as follows:

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EXHIBIT A - LEGAL DESCRIPTION

Commencing at a point on the East line of the West 300 feet of the Northeast 1/4 of the Northwest 1/4 of Section 3, Township 39 North, Range 13 East of the Third Principal Meridian, which point is 686.25 feet South of the North line of said Section; thence East to a point in the East line of the Northwest 1/4 which point is 685.15 feet South of the Northeast corner of said Northwest 1/4 (except that part in the East 23 feet of the Northwest 1/4), all in Cook County, Illinois.

Also

Parcel 10:

Easement for the benefit of Parcel 1 for light and air as created by deed from Charles Kling and Martha Kling, his wife, to The Pyle-National Company, dated July 24, 1916 and recorded July 28, 1916 as Document 5919740 over a strip of land 15 feet wide immediately adjoining the South line of Parcel 1 for a distance of 755.96 feet West from the East line of the Northwest 1/4 of Section 3, Township 39 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Tax Numbers: 16-03-106-002

Value: 540

(Affects Parcel 1)

16-03-105-024

(Affects Parcel 2)

16-03-106-018

(Affects Parcel 3)

Common Street Address of Property:
1334 North Kostner Avenue
Chicago, Illinois 60651

91617042