

APPLICATION NO. 1111
DOCUMENT NO. 111111
SEP 24 1991

VOLUME 277 PAGE 1111
CERTIFICATE NO. 1529296
OWNER: CORROGATED SUPPLIES CORP.

**CERTIFICATE
OF TITLE**

Date Of First Registration

SEPTEMBER TWENTY THIRD 1991

TRANSFERRED FROM
CERTIFICATE NO. 146461

93513042

STATE OF ILLINOIS)
COOK COUNTY)
I Carol Moseley Braun Registrar of Titles in
and for said County in the State aforesaid do hereby certify that

CORROGATED SUPPLIES CORP.
(A Corporation)

DEPT-11 RECORD 1 \$23.00
14777 TRAN 1451 07/02/93 15:32:00
19834 * -93-513042
COOK COUNTY RECORDER

of the County of and State of
is the owner of an estate in fee simple, on the following described
land situated in the County of Cook and State of Illinois

DESCRIPTION OF LAND

That part of the East 44.1 feet of the East 124.1 feet of the South 712.35 feet of the North 762.52 feet of the South west Quarter 6 1/4 of the
Northeast Quarter 6 1/4 of Section 21, T42N, R11W, S14, East of the Third Principal Meridian, lying East of the following described
line beginning at a point in the South line of the North 51 feet of the said Quarter Quarter Section 619.5 feet East of the West line thereof,
thence South 27° 52' 07" West parallel with the West line thereof 292.06 feet to a point of curve, thence South westerly along an arc of a circle
curves South easterly and having a radius of 278.94 feet for a distance of 117.74 feet to a point of reverse curve (the chord of said arc having a bearing
of South 21° 57' 10" West) thence South westerly along an arc of a circle curves North westerly and having a radius of 296.94 feet for a
distance of 131.32 feet to a point in the East line of the West 319.5 feet of said Quarter Quarter Section 421.23 feet South of the North line
thereof (the chord of said arc having a bearing of South 37° 27' 34" West) thence South 77° 57' 07" East along the East line of the West 5.95 feet
for a distance of 14.69 feet to the South line of the North 762.52 feet aforesaid (except therefrom that part lying South of the following
described lines) Beginning at a point in the East line of the West 1149.5 feet aforesaid 469.97 feet South of the North line thereof; thence North
19° 59' 39" East along the South face of a high 1-story brick building 442.81 feet; thence South 12° 57' 21" West 94.71 feet to an arc of a circle
curves North westerly and having a radius of 272.53 feet; thence South westerly along said arc 76.57 feet (the chord of said arc having a bearing
of South 62° 53' 15" West); thence Southerly along an arc of a circle curves North westerly and having a radius of 315.05 feet for a distance of
293.31 feet to a point in the South line of the North 762.52 feet aforesaid 9.76 feet East of the East line of the West 319.5 feet aforesaid and also
except that part lying East of the following described lines: Commencing at a point in the East line of the West 1149.5 feet aforesaid, 469.97
feet South of the North line thereof; thence North 19° 59' 39" West along the South face of a high 1-story brick building 442.81 feet to the point
of beginning, being on the East face of a brick wall; thence North 50° 14' 29" West along said East face 34.94 feet to the South face of a brick
wall; thence South 19° 59' 39" East along said South face 4.22 feet to the center line of a brick wall; thence North 27° 52' 07" West along said
center line 147.45 feet; thence South 19° 59' 39" East along said center line 45.31 feet to the East face of a brick wall; thence North 50° 14' 29"
West along said East face 15.77 feet to the center line of a brick wall; thence North 19° 59' 39" West along said center line 65.32 feet; thence
North 27° 52' 07" East along said center line and its northerly extension 202.19 feet to a point in the South line of the North 51 feet of said
Quarter Quarter Section 421.23 feet West of the East line of the West 319.5 feet of said South west Quarter of the Northeast Quarter.



BOX
370

Subject to the Estates Easements Incumbrances and Charges noted on
the following memorial page of this Certificate. 19-21-212-075

Witness My hand and Official Seal
Carol Moseley Braun
Registrar of Titles Cook County, Illinois

93513042

MEMORANDUM

OF ESTATES, EASEMENTS, ENCUMBRANCES AND CHARGES ON THE LAND.

DOCUMENT NO.	NATURE AND TERMS OF DOCUMENT	DATE OF DOCUMENT	YEAR, MONTH OR HOUR	CHARACTER OF DOCUMENT
3667509	<p>Subject to the easement, easements, encumbrances and charges on the land, as shown on the plat of subdivision, recorded as Document Number 3667509, the following easement, easements, encumbrances and charges on the land, as shown on the plat of subdivision, recorded as Document Number 3667509, are hereby granted to the grantor for the purpose of, and in the Northwest Quarter (1/4) and the Southeast Quarter (1/4) of Section 21, Township 33N, Range 10E, as granted by Deed registered as Document Number 3328734. For particulars see Document.</p> <p>Subject to restriction contained in Deed registered as Document Number 3667509, of a non-exclusive easement over and across common areas, described herein, at that part of property conveyed and located on Parcel 3 described herein, for ingress and egress to and from premises situated herein as Parcel 2, said covenant to run with the land and be binding and inure to the benefit of Grantor and Grantee and their successors and assigns. For terms, covenants and provisions therein contained, see particularly the Document.</p> <p>Well Use and Shared Facilities Agreement between Jefferson Street Corporation, a Delaware Corporation (JSC), owner of property described on Exhibit B attached hereto, and Harbor Properties Associates, Inc., an Illinois Corporation (HPA) owner of property described on Exhibit A attached hereto, wherein parties share a common wall located on HPA property, and a so sprinkler system on JSC property is serviced by 2 fire pumps in fire pump room located on HPA property and under mutual covenants herein set forth HPA grants to JSC, its successors and assigns a perpetual easement to run with the land for the right to use said wall, fire pumps and fire pump room for purposes described herein, under particular conditions and agreements herein contained.</p>			<p>Best Realty, Inc.</p> <p>Best Realty, Inc.</p> <p>Best Realty, Inc.</p> <p>Best Realty, Inc.</p>
3667510	<p>Mortgage from Harbor Properties Associates, Inc., an Illinois corporation, to First Chicago Bank of Oak Park, an Illinois corporation, to secure note in the principal sum of \$1,550,000.00 with interest and future indebtedness pursuant to Construction Loan Agreement of even date herewith, not to exceed CANCELLED of said notes under terms, covenants and assignments as more particularly set forth herein. For particulars see Document. (Exhibits A and B Attached) (Consent Attached) (Affects foregoing premises and other property).</p>	Oct. 19, 1988	Nov. 16, 1988 2:10PM	Best Realty, Inc.
3712722	<p>Loan Modification Agreement by and between First Chicago Bank of Oak Park, an Illinois banking corporation, Harbor Properties Associates, Inc., an Illinois corporation, and Joyce Matson and Gary Lipner, modifying Mortgage of Document Number 3712722, as herein set forth. For particulars see Document. (Legal Descriptions as Exhibits "A" and "B" Attached).</p>	May 20, 1988	May 25, 1988 2:16PM	Best Realty, Inc.
3712816	<p>Partial Release Deed in favor of Harbor Properties Associates, Inc. Releases Document Numbers 3712722 and 3712816. (Legal Descriptions as Exhibit "A" Attached).</p>	July 1, 1988	Aug. 19, 1988 12:25PM	Best Realty, Inc.
3712817	<p>Easement by Harbor Properties Associates, Inc., an Illinois corporation, to Corrugated Supplies Corporation, its successors and assigns, for ingress and egress, as more particularly set forth herein. For particulars see Document. (Legal Descriptions as Exhibits "A" and "B" Attached).</p>	July 1, 1988	Aug. 19, 1988 12:25PM	Best Realty, Inc.
3712818	<p>Easement Agreement by and between Corrugated Supplies Corporation, a Delaware Corporation and Harbor Properties Associates, Inc., an Illinois corporation, for ingress and egress, as more particularly described herein. For particulars see Document. (Legal Descriptions as Exhibits "A", "B", "C" and "D" Attached).</p>	July 1, 1988	Aug. 19, 1988 12:25PM	Best Realty, Inc.
3712819	<p>Well Use Agreement by and between Harbor Properties Associates, Inc., an Illinois corporation and Corrugated Supplies Corp., a Delaware Corporation, wherein parties agree to repair, maintain and replace, etc., its respective side of wall as indicated on Exhibit "C" attached hereto, under covenants, conditions and agreements herein contained. For particulars see Document. (Legal Descriptions as Exhibits "A" and "B" Attached).</p>	July 1, 1988	Aug. 19, 1988 12:25PM	Best Realty, Inc.
3712820	<p>Mortgage from Corrugated Supplies Corp., a Delaware corporation, to Harbor Properties Associates, Inc., an Illinois corporation, to secure note in the principal sum of \$1,550,000.00, with interest, payable as therein stated, under terms, provisions, conditions and agreements herein contained. For particulars see Document. (Exhibit "A" and Legal Description as Exhibit "B" Attached).</p>	July 1, 1988	Aug. 19, 1988 12:25PM	Best Realty, Inc.
3712821	<p>Assignment from Harbor Properties Associates, Inc., an Illinois corporation, to First Chicago Bank of Oak Park, an Illinois banking corporation, of Mortgage and Note registered as Document Number 3712821. For particulars see Document. (Legal Description as Exhibit "A" Attached).</p>	July 1, 1988	Aug. 19, 1988 12:25PM	Best Realty, Inc.
3712822	<p>Mortgage's Duplicate Certificate 3712822 issued 8-19-88 on Mortgage 3712821.</p>	July 1, 1988	Aug. 19, 1988 12:25PM	Best Realty, Inc.

93613042



OF ESTATES, EASEMENTS, INCUMBRANCES AND CHARGES ON THE LAND.

DOCUMENT NO	NATURE AND TERMS OF DOCUMENT	DATE OF DOCUMENT	DATE OF REGISTRATION				SIGNATURE OF REGISTRAR
			YEAR	MONTH	DAY	HOUR	
1-91	General Taxes for the year 1990. 1st Inst. Paid, 2nd Inst. Not Paid. Subject to General Taxes levied in the year 1991.						<i>Carl Brady Brown</i>
11	Restated Easement by Harbor Properties Associates, Inc., an Illinois corporation, to Corrugated Supplies Corp., a Delaware Corporation, its successors and assigns, of a non-exclusive easement for vehicular and pedestrian ingress and egress to, from and over the driveways, accessways, sidewalks, exits, entrances and other common areas, etc. more particularly described on Exhibit "C" attached hereto. For particulars see Document. (Legal Descriptions as Exhibits "A" and "B" Attached) (Also Cancels Document Number 3732818, shown supra).	Mar. 15, 1991	Apr. 30, 1991	9:50AM			<i>Carl Brady Brown</i>
11	Restated Easement Agreement by and between Corrugated Supplies Corp., a Delaware Corporation and Harbor Properties Associates, Inc., an Illinois Corporation, wherein Corrugated grants to Harbor, its successors and assigns, a non-exclusive easement over part of property described on Exhibit "B" attached hereto, consisting of a room and loading dock located on said property and more particularly described on Exhibit "D" attached hereto and herein referred to as the "Staging Room", under covenants, conditions, restrictions and agreements herein contained. For particulars see Document. Exhibits "A" and "C" attached) (Also Cancels Document Number 3732819, shown supra).	Mar. 15, 1991	Apr. 30, 1991	9:50AM			<i>Carl Brady Brown</i>

Property of Cook County Clerk's Office