

UNOFFICIAL COPY

95890208

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED, dated as of DECEMBER 4, 1995, is made by CLARK REFINING & MARKETING, INC. (f/k/a Clark Oil & Refining Corporation), ("Grantor"), a corporation existing under and by virtue of the laws of the State of Delaware for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, does hereby SELL and CONVEY to Imran Moten, an individual ("Grantee"), and to Grantee's successors and assigns, FOREVER, the real estate located in the County of Cook, State of Illinois described on Exhibit A attached hereto and incorporated herein by this reference together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and together with all reversions, remainders, rents, issues and profits thereof, and all the estate, rights, title, interest, claim or demand whatsoever of the Grantor, either in law or in equity, subject to all deeds, ~~liens, encumbrances~~ and exceptions of record, and subject to all municipal and zoning ordinances, recorded easements, covenants, rights of way, restrictions and building restrictions of record ~~and by no means~~ or encumbrances of Grantee.

DEED BY REC'D BY
172222 TRAN 1210 12/21/95 15:29:00 \$27.00
1836 KE * -95-890208
COOK COUNTY RECORDER

Grantee acknowledges that the property conveyed hereunder has been used as a service station for the storage, sale, transfer, and distribution of motor vehicle fuel, petroleum products or derivatives containing hydrocarbons.

~~Grantor does not warrant, either expressly or impliedly, the condition or fitness of the property conveyed hereunder (any such warranty being hereby expressly negated), and expressly disclaims any warranty concerning the environmental condition of the property and Grantee accepts said property "as is" and "where is", with all faults, if any, including the environmental condition of the property.~~

Grantor, for itself, and its successors, does covenant, promise and agree, to and with the Grantee, and Grantee's successors and assigns, that Grantor has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that Grantor will warrant and forever defend the said premises against all persons lawfully claiming or to claim the same, by through or under Grantor.

IN WITNESS WHEREOF, the Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Executive Vice President as of the date first above written.

ATTEST:

CLARK REFINING & MARKETING, INC.
f/k/a Clark Oil & Refining Corporation

[Signature]
Mary B. Hoyle

By: [Signature]
Print Name: B. K. Barnholt
Title: Executive Vice President

(Seal)

800550008

TICOR TITLE INSURANCE
BOX 15

1024-23-273-14

J. Kelsch

27
+24
51
81

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STATE OF MISSOURI

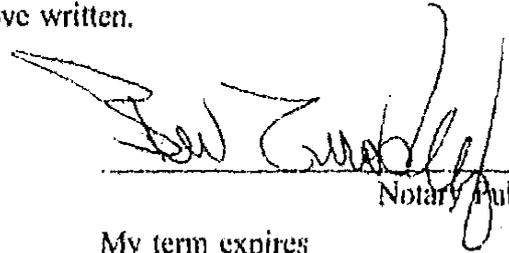
COUNTY OF ST. LOUIS

} ss.

On this 4th day of DECEMBER

, 1995, before me appeared B. K. Barnholt to me personally known, who, being by me duly sworn, did say that he is the Executive Vice President of Clark Refining & Marketing, Inc. a corporation of the State of Delaware, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation, and that said instrument was signed and sealed in behalf of said corporation, by authority of its Board of Directors; and said B. K. Barnholt acknowledged said instrument to be the free act and deed of said corporation.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal in the County and State the day and year first above written.


Notary Public.

My term expires

Bev Zurosky, Notary Public
St. Louis County, State of Missouri
My Commission Expires 3/22/96

★ CITY OF CHICAGO ★
★ REAL ESTATE TRANSACTION TAX ★
★ DEPT. OF REVENUE ★
★ 11/20/95 ★
★ 11/20/95 ★

STATE OF ILLINOIS
REAL ESTATE TRANSACTION TAX
DEPT. OF REVENUE
11/20/95

Cook County
REAL ESTATE TRANSACTION TAX
DEPT. OF REVENUE
11/20/95

11/20/95

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CLARK REFINING & MARKETING, INC.
STORE NO. 1664

EXHIBIT "A"

Lots 25 and 26 in Block 5 in Wrightwood Avenue Addition to Chicago, being a subdivision in the Northwest 1/4 of the Southwest 1/4 of Section 28, Township 40 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

Property address

2611 N. Central
Chicago, Ill

P. T# 13-28/312-022

PREPARED BY
BEV ZUKOSKY
8182 Maryland Avenue
St. Louis, Missouri 63105

Mailed to:
Mack Becker
2300 Barrington Road
Suite 400
Hoffman Estates, Ill. 60195



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CHANGE OF INFORMATION FORM

INFORMATION TO BE CHANGED

LAST NAME:

MOTEM

FIRST NAME:

IMRAN

MIDDLE:

PIN:

13 - 28 - 312 - 022 -

PROPERTY ADDRESS:

STREET NUMBER

STREET NAME - APT

2611

N CENTRAL

CITY:

CHICAGO

STATE:

ZIP:

IL

60639

MAILING ADDRESS

STREET NUMBER

STREET NAME - APT

6546

N SAUGANASHA

CITY:

LINCOLNWOOD

STATE:

ZIP:

IL

FILED: DEC 21 1996

COOK COUNTY TREASURER

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