

# UNOFFICIAL COPY

## SPECIAL WARRANTY DEED (Corporation to L.L.C.) (Illinois)

765520302ms

THIS AGREEMENT, made this 2nd day of June, 1997, between TACO BELL CORP., a corporation created and existing under and by virtue of the laws of the State of California and duly authorized to transact business in the State of Illinois, party of the first part, and TWINS DEVELOPMENT L.L.C., an Illinois limited liability company, 155 Pfingsten Road, Suite 150, Deerfield, Illinois 60015, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to its successors and assigns, FOREVER, all the following described real estate, situated in the County of Cook and State of Illinois known and described as follows, to wit:

legally described on Exhibit A attached hereto

DEPT-01 RECORDING 105.50  
#0015 TRAN 4156 06/10/97 12:49:00  
#9044 & CT \*-97-4 12734  
COOK COUNTY RECORDER

97412734

ABOVE SPACE FOR RECORDER'S USE ONLY

Together with all and singular the hereditaments and appurtenances therunto belonging, or in anywise appertaining, 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 premises as above described, with the appurtenances, unto the party of the second part, its successors and assigns forever. 25<sup>50</sup>

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, its successors and assigns, that it 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 the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND, subject to the Exceptions to Title listed on Exhibit B attached hereto.

Permanent Real Estate Number(s): 02-14-308-020; 02-14-308-021; 02-14-308-022  
Address(es) of Real Estate: 321 Northwest Highway, Palatine, Illinois

IN WITNESS WHEREOF, said party of the first part has caused its name to be signed to these premises by its Vice President, and attested by its Chad Secretary, the day and year first above written.

TACO BELL CORP., a California corporation

By:

Attest:

Melissa Lora  
Vice President  
Laurence Gerich  
Asst. Secretary

This instrument was prepared by Scott D. Gudmundson, Meltzer, Purill & Stelle, 1515 East Woodfield Road, Suite 250, Schaumburg, Illinois 60173-5431.

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8/26/2026



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STREET ADDRESS: 321 NORTHWEST HIGHWAY  
CITY: PALATINE COUNTY: COOK  
TAX NUMBER: 02-14-308-020-0000

## LEGAL DESCRIPTION:

LOTS 5, 6, AND 7 IN BLOCK 1 IN JOHNSON AND WEBER'S PALATINE RIDGE, IN THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 14, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, ACCORDING TO THE PLAT THEREOF RECORDED APRIL 29, 1926, AS DOCUMENT NO. 9257784

MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT AN IRON PIPE AT THE SOUTHEAST CORNER OF SAID LOT 7; THENCE WITH THE SOUTH LINE OF SAID LOT 7, SOUTH 89 DEGREES 56 MINUTES 11 SECONDS WEST A DISTANCE OF 133.50 FEET TO THE SOUTHWEST CORNER OF LOT 7, THENCE WITH THE WEST LINES OF LOTS 7, 6 AND 5, NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST A DISTANCE OF 149.91 FEET TO THE NORTHWEST CORNER OF SAID LOT 5; THENCE WITH THE NORTH LINE OF LOT 5, NORTH 89 DEGREES 56 MINUTES 38 SECONDS EAST A DISTANCE OF 133.50 FEET TO A P.K. NAIL AT THE NORTHEAST CORNER OF LOT 5; THENCE WITH THE EAST LINE OF LOTS 5, 6 AND 7 AND THE WEST LINE OF "NORTHWEST HIGHWAY", SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST A DISTANCE OF 149.89 FEET TO THE POINT OF BEGINNING, CONTAINING 0.459 ACRES, MORE OR LESS.

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