

UNOFFICIAL COPY 99492314

5220/0078 04 001 Page 1 of 6  
1999-05-21 09:25:31  
Cook County Recorder 31.00



ABOVE SPACE IS FOR RECORDING PURPOSES ONLY

QUIT CLAIM DEED

5-199

THE GRANTOR, Inland Real Estate Corporation, a Maryland corporation, for the consideration of TEN DOLLARS AND NO/100 DOLLARS (\$10.00) in hand paid, CONVEYS AND QUIT CLAIMS to Inland Real Estate BSC I LLC, A Delaware Limited Liability Company having its principal office at the following address: 2901 Butterfield Road, Oak Brook, Illinois 60523, all interest in the following described Real Estate situated in the County of Cook and State of Illinois, to wit:

See Exhibit "A" attached hereto for the legal description

Permanent Real Estate Index Number: 27-24-201-009; 27-24-201-010

Address of Real Estate: SW Intersection of 159th St. and Harlem Avenue, Tinley Park, IL

together with the tenements and appurtenances thereunto belonging

In Witness Whereof, said Grantor has caused its corporate seal to be hereon affixed, and has caused its name to be signed to these presents by its Vice President, and attested by its Assistant Secretary, this 30th day of April, 1999.

INLAND REAL ESTATE CORPORATION,  
a Maryland corporation

By: Roberta S. Mathis  
Its: Vice President

ATTEST:  
By: Patricia A. Challenge  
Its: ASST Secretary

BOX 333-CTI

78035522-0271-0053087

# UNOFFICIAL COPY

99492314

State of Illinois )  
County of DuPage ss

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY that Robertta S. Mattlin, personally known to me to be the Vice President of Inland Real Estate Corporation, a Maryland corporation, and Patricia A. Chalger personally known to me to be the Assistant Secretary of said corporation, and personally known to me to the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and severally acknowledged that as such Vice President and Asst. Secretary, they signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto as their free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 30th day of April, 1999.

My Commission Expires:



Catharine A. Masters  
Notary Public

Exempt under the provisions of Paragraph (e) of Section 4 of the Illinois Real Estate Transfer Act.

Robertta S. Mattlin, Vice President  
Agent for Grantor

THIS INSTRUMENT WAS PREPARED  
BY AND MAIL TO:

Gary Pechter, Esq.  
The Inland Real Estate Group, Inc.  
2901 Butterfield Road  
Oak Brook, Illinois 60523

SEND SUBSEQUENT TAX BILLS TO:

# UNOFFICIAL COPY

Exhibit "A"

99492314

## LEGAL DESCRIPTION

### PARCEL 1:

THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 24, TOWNSHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

EXCEPT THAT PART OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 24, TOWNSHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT THE POINT OF INTERSECTION OF THE EAST LINE OF THE NORTHEAST 1/4 OF SECTION 24 WITH THE SOUTHERLY LINE OF 159TH STREET AS DEDICATED PER DOCUMENT 10909313; THENCE SOUTH ALONG SAID EAST LINE OF THE NORTHEAST 1/4 OF SECTION 24 A DISTANCE OF 1223.50 FEET TO THE SOUTH LINE OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 24; THENCE WEST ALONG SAID SOUTH LINE OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 24 TO A POINT DISTANCE 70.00 FEET WEST MEASURED AT RIGHT ANGLES FROM SAID EAST LINE OF THE NORTHEAST 1/4 OF SECTION 24; THENCE NORTH PARALLEL WITH SAID EAST LINE OF THE NORTHEAST 1/4 OF SECTION 24, A DISTANCE OF 1173.78 FEET TO A POINT OF CURVATURE; THENCE NORTHWESTERLY ALONG A CURVED LINE CONCAVE TO THE SOUTHWEST, HAVING A CENTRAL ANGLE OF 89 DEGREES 41 MINUTES AND A RADIUS OF 50.00 FEET, A DISTANCE OF 78.26 FEET TO A POINT OF TANGENCY, DISTANT 10.00 FEET SOUTH AS MEASURED AT RIGHT ANGLES FROM SAID SOUTHERLY LINE OF 159TH STREET; THENCE WESTERLY PARALLEL WITH SAID SOUTHERLY LINE OF 159TH STREET A DISTANCE OF 314.28 FEET TO A POINT; THENCE NORTHWESTERLY IN A STRAIGHT LINE A DISTANCE OF 207.24 FEET TO A POINT ON SAID SOUTHERLY LINE OF 159TH STREET; THENCE EASTERLY ALONG SAID SOUTHERLY LINE OF 159TH STREET A DISTANCE OF 641.00 FEET TO THE POINT OF BEGINNING:

ALSO EXCEPTING THE WEST 410.00 FEET LYING SOUTH OF THE SOUTH LINE OF 159TH STREET (AS DEDICATED BY DOCUMENT NO. 10909313) OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 24, TOWNSHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THE WEST 30.00 FEET OF THE NORTH 135.01 FEET THEREOF) ALL IN COOK COUNTY, ILLINOIS.

ALSO SAVE AND EXCEPT, HOWEVER, THE FOLLOWING DESCRIBED PORTION:

THAT PART OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 24, TOWNSHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 24, THENCE SOUTHERLY ALONG THE EAST LINE OF SECTION 24 A DISTANCE OF 109.80 FEET TO A POINT OF INTERSECTION OF THE SOUTHERLY LINE 159TH STREET AS DEDICATED PER DOCUMENT 10909313 WITH THE EAST LINE OF SECTION 24; THENCE WESTERLY ALONG THE SOUTHERLY LINE OF 159TH STREET AS DEDICATED PER DOCUMENT 10909313 89.65 FEET; THENCE SOUTHERLY ALONG A LINE FORMING A RIGHT ANGLE WITH THE PREVIOUSLY DESCRIBED LINE A DISTANCE OF 20.00 FEET TO THE POINT OF BEGINNING; THENCE WESTERLY ALONG A LINE PARALLEL TO AND 20.00 FEET SOUTHERLY OF THE SOUTHERLY LINE OF 159TH STREET AS DEDICATED PER DOCUMENT 10909313 A DISTANCE OF 265.24 FEET; THENCE SOUTHERLY ALONG A LINE FORMING

# UNOFFICIAL COPY

AN ANGLE OF 89 DEGREES 19 MINUTES 26 SECONDS MEASURED FROM EAST TO SOUTH WITH THE PREVIOUSLY DESCRIBED LINE A DISTANCE OF 239.81 FEET; THENCE EASTERLY ALONG A LINE FORMING A RIGHT ANGLE WITH THE PREVIOUSLY DESCRIBED LINE A DISTANCE OF 112.00 FEET; THENCE SOUTHERLY ALONG A LINE FORMING A RIGHT ANGLE WITH THE PREVIOUSLY DESCRIBED LINE 46.09 FEET; THENCE EASTERLY ALONG A LINE FORMING A RIGHT ANGLE WITH THE PREVIOUSLY DESCRIBED LINE A DISTANCE OF 173.00 FEET TO A POINT ON THE WEST RIGHT OF WAY LINE OF HARLEM AVENUE; THENCE NORTHERLY ALONG THE WEST RIGHT OF WAY LINE OF HARLEM AVENUE A DISTANCE OF 244.50 FEET TO A POINT OF CURVATURE; THENCE NORTHWESTERLY ALONG THE ARC OF A CIRCLE CONCAVE TO THE SOUTHWEST HAVING A RADIUS 50.00 FEET AND A CENTRAL ANGLE OF 52 DEGREES 46 MINUTES 6 SECONDS A DISTANCE OF 46.05 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

ALSO EXCEPTING THAT PART OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 24, TOWNSHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE NE CORNER OF SAID SECTION 24, THENCE SOUTHERLY ALONG THE EAST LINE OF SAID SECTION 24, A DISTANCE OF 109.80 FEET TO THE POINT OF INTERSECTION OF THE SOUTHERLY LINE OF 159TH STREET AS DEDICATED PER DOCUMENT 10909313 WITH THE EAST LINE OF SECTION 24; THENCE WESTERLY ALONG THE SOUTHERLY LINE OF 159TH STREET AS DEDICATED PER DOCUMENT 10909313 641.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE WESTERLY ALONG THE SOUTHERLY LINE OF 159TH STREET 284.92 FEET; THENCE SOUTHERLY ALONG A LINE FORMING AN ANGLE OF 89 DEGREES 38 MINUTES 52 SECONDS MEASURED FROM SOUTH TO EAST WITH THE PREVIOUSLY DESCRIBED LINE 20.00 FEET; THENCE EASTERLY ALONG A LINE PARALLEL TO AND 20.00 FEET SOUTHERLY OF THE SOUTHERLY LINE OF 159TH STREET AS DEDICATED PER DOCUMENT 10909313 A DISTANCE OF 835.91 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF A CIRCLE CONCAVE TO THE SOUTHWEST HAVING A RADIUS OF 50.00 FEET AND A CENTRAL ANGLE OF 36 DEGREES 51 MINUTES 51 SECONDS A DISTANCE OF 32.17 FEET TO A POINT OF CURVATURE; THENCE WESTERLY ALONG A LINE PARALLEL TO AND 10.00 FEET SOUTHERLY OF THE SOUTHERLY LINE OF 159TH STREET AS DEDICATED PER DOCUMENT 10909313 A DISTANCE OF 314.07 FEET; THENCE WESTERLY ALONG A LINE FORMING AN ANGLE OF 177 DEGREES 14 MINUTES 0 SECONDS TO THE NORTH WITH THE LAST DESCRIBED LINE A DISTANCE OF 207.28 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

ALSO EXCEPTING THAT PART OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 24, TOWNSHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 24, THENCE WESTERLY ALONG THE SOUTH LINE OF THE SAID NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 24 A DISTANCE OF 325.66 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE ALONG SAID SOUTH LINE OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 24 386.34 FEET; THENCE NORTHERLY ALONG A LINE FORMING AN ANGLE OF 89 DEGREES 52 MINUTES 33 SECONDS MEASURED FROM EAST TO NORTH WITH SAID SOUTH LINE, A DISTANCE OF 40.00 FEET; THENCE EASTERLY ALONG A LINE PARALLEL TO AND 40.00 FEET NORTHERLY OF THE SOUTH LINE OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 24, A DISTANCE OF 253.58 FEET TO A POINT OF CURVATURE; THENCE SOUTHEASTERLY ALONG THE ARC OF A CIRCLE CONVEX NORTHEASTERLY HAVING A RADIUS OF 240.00 FEET AND A CENTRAL ANGLE OF 33 DEGREES 33 MINUTES 26 SECONDS A DISTANCE OF 140.56 FEET TO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS.

99492314

# UNOFFICIAL COPY

PARCEL 2:

RIGHTS, INTERESTS AND EASEMENTS FOR THE BENEFIT OF PARCEL 1 CONTAINED IN THE DECLARATION OF EASEMENTS AND RESTRICTIONS DATED AUGUST 7, 1987 AND RECORDED AUGUST 21, 1987 AS DOCUMENT NUMBER 87464664, AS AMENDED BY FIRST AMENDMENT RECORDED MARCH 22, 1989 AS DOCUMENT 89127008, AND AS FURTHER AMENDED BY SECOND AMENDMENT RECORDED \_\_\_\_\_, 1998 AS DOCUMENT \_\_\_\_\_, MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST AGREEMENT DATED FEBRUARY 28, 1986 AND KNOWN AS TRUST NUMBER 66662 PERTAINING TO EASEMENTS FOR ACCESS, CONSTRUCTION AND UTILITIES, COMMON AREA MAINTENANCE, RESTRICTIONS ON USE (INCLUDING LIMITATION OF THE SALE OF ALCOHOLIC BEVERAGES) AND OTHER TERMS AND CONDITIONS AS THEREOF.

PIN

27-24-201-009

Vol 147

27-24-201-010

Vol 147

Property of Cook County Clerk's Office

99492314

STATEMENT BY GRANTOR AND GRANTEE  
**UNOFFICIAL COPY**

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated May 13, 19 99 Signature: Richard E. Freedman  
Grantor or Agent

Subscribed and sworn to before me by the

said agent

this 13th day of May

19 99.



Nancy R. Castro  
Notary Public

99492314

The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated May 13, 19 99 Signature: Richard E. Freedman  
Grantee or Agent

Subscribed and sworn to before me by the

said agent

this 13th day of May

19 99.

Nancy R. Castro  
Notary Public



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

[Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]