

6 10/93

KNOW ALL MEN BY THESE PRESENTS, That FRIEDNAUF CORPORATION, formerly FRIEDNAUF TRAILER COMPANY, a Michigan corporation, and duly authorized to transact business in the State of Illinois, having a mailing address of 10980 Harper Avenue, Detroit, Michigan 48213, Grantor, for the consideration of Ten and no/100 Dollars (\$10.00) and other good and valuable consideration received to its full satisfaction from the CITY OF CHICAGO IN TRUST FOR THE USE OF SCHOOLS, a body politic and corporate, having a mailing address of 1817 West Parkside Road, Chicago, Illinois 60649, Grantee, does give, grant, bargain, sell and confirm unto the said CITY OF CHICAGO IN TRUST FOR USE OF SCHOOLS all of the following real estate, together with the tenements, hereditaments, and appurtenances, including all right, title and interest of Grantor, if any, on and to all streets, alleys, roads, and avenues bordering the described property, and all right, title and interest of Grantor in and to all streets, alleys, roads, and avenues bordering the described property to the center line thereof, situated in the County of Cook, State of Illinois described as:

PARCELS NO. 1

That part of the Northeast Quarter of Section 4, Township 38 North, Range 14 East of the Third Principal Meridian, Cook County, Illinois bounded and described as follows:

Beginning at a point on the south line of W. Parkside Road which point is 33.00 feet south from the north line, and 1040.04 feet, measured parallel with said north line, west from the east line of said Northeast Quarter and running

Thence south, perpendicular to said north line of the Northeast Quarter, a distance of 514.58 feet;

Thence east along a line which is 548.58 feet south from and parallel with said north line of the Northeast Quarter a distance of 975.48 feet to its intersection with the west line of S. Ashland Avenue as now located, said point of intersection being 44.93 feet, measured perpendicularly west from the east line of said Northeast Quarter;

Thence north along said west line of S. Ashland Avenue, a distance of 133.75 feet to a point on said west line which is 48.34 feet west from the east line of said Northeast Quarter and which is 340.00 feet south, as measured along said west street line, from the point of intersection of said west street line with a line 35.00 feet south from a parallel with the north line of said Northeast Quarter;

Exempt under Equal Housing Transfer Tax Act Sec. 4
 Fair Housing Act Cook County Ord. 483487 Part 1
 Date 10/10/93
 2881146 2524

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Thence northwardly along a straight line a distance of 303.79 feet to a point which is 113.50 feet, measured perpendicularly, south from the north line and 113.00 feet, measured perpendicularly, west from the east line of said Northeast Quarter;

Thence northwestwardly along a straight line a distance of 11.83 feet to a point which is 83.00 feet, measured perpendicularly, south from the north line and 119.00 feet, measured perpendicularly, west from the east line of said Northeast Quarter;

Thence northwestwardly along a straight line a distance of 29.87 feet to a point which is 71.00 feet, measured perpendicularly, south from the north line and 157.14 feet, measured parallel with said north line, west from the east line, of said Northeast Quarter;

Thence west along the south line of W. Pershing Road, being a line 75.00 feet south from and parallel with said north line of the Northeast Quarter, a distance of 33.08 feet;

Thence continuing westwardly along the southerly line of said West Pershing Road, being a straight line, a distance of 801.83 feet to the point of intersection of a line 33.00 feet south from and parallel with the north line of said Northeast Quarter with a southward extension of the west line of the east half of Block 35 in Canal Trustees' Subdivision of the East half of Section 31, Township 39 North, Range 14 East of the Third Principal Meridian and

Thence continuing west along said south line of W. Pershing Road, being a line 35.10 feet south from and parallel with said north line of the Northeast Quarter, a distance of 49.15 feet to the point of beginning.

Containing 10.8005 Acres of land more or less.

PARCEL NO. 2

That part of the Northeast Quarter (NE 1/4) of Section Six (6), Township Thirty-eight (38) North, Range Fourteen (14) East of the Third Principal Meridian, Cook County, Illinois bounded and described as follows:

Beginning at a point on the South line of West Pershing Road which point is Thirty-three (33) feet South from the North line and Ten Hundred Forty and Four Hundredths (1040.04) feet, measured parallel with said North line, West from the East line of said Northeast Quarter (NE 1/4) and running

Thence South, perpendicular to said North line of the Northeast Quarter (NE 1/4), a distance of Five Hundred Fifteen and Fifty-eight Hundredths (515.58) feet;

Thence West along a line which is Five Hundred Forty-eight and Fifty-eight Hundredths (548.58) feet South from and parallel with said North line of the Northeast Quarter (NE 1/4) a distance of Fifty (50) feet to its intersection with a line drawn perpendicular to said North line of the Northeast Quarter (NE 1/4) through a point in the South line of West Pershing Road which is Ten Hundred Ninety and Four Hundredths (1090.04) feet, measured parallel with the said North line of the Northeast Quarter (NE 1/4), West from the East line of the Northeast Quarter (NE 1/4);

Thence North along last described perpendicular line to said point in the South line of West Pershing Road which is Ten Hundred Ninety and Four Hundredths (1090.04) feet West from the East line of the said Northeast Quarter (NE 1/4);

Thence East along the South line of West Pershing Road, a distance of Fifty (50) feet to the point of beginning and containing Twenty-five Thousand Seven Hundred Seventy-nine (25,779) square feet, more or less.

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TO HAVE AND TO HOLD the above described and granted premises unto the said Grantee, its successors and assigns forever.

THIS CONVEYANCE is made subject to the following:

- (a) All existing building and use restrictions, covenants, reservations, exceptions, easements and conditions of record.
- (b) All legal and/or dedicated roads, streets, and highways existing as of the date hereof.
- (c) All applicable zoning and building laws and regulations as of the date hereof.
- (d) All general and special taxes and assessments which are a lien but not yet due and payable or for which statements have not been tendered.
- (e) All matters listed as exceptions, both standard and special on the commitment for title insurance or other evidence of title which exceptions are not objected to or is deemed approved or waived by Grantee as of the date hereof.

Grantor, does covenant that it is lawfully seized of an indefeasible estate in fee simple of the above granted premises, that it has good right and full power to convey the above granted premises, and further Grantor, its successors and assigns, does covenant, promise and agree, to and with said Grantee, its successors and assigns, that it has not done or suffered to be done anything whereby the said premises herein granted are, or may be, in any manner encumbered or charged, and except as herein recited, said premises are conveyed with the covenant of FREDRAUF CORPORATION, its successors and assigns, to warrant and defend title against the lawful claims of all persons claiming by, through, or under it.

IN WITNESS WHEREOF, the Grantor has executed this Deed and affixed its corporate seal on this 25th day of October, 1985.

Executed in the Presence of:

[Signature]

Charles Tomp



FREDRAUF CORPORATION

A.T. Schweitzer
V.P. and Cashier

Attest:
Bruce Miller
Assistant Secretary
of Fredrauf Corporation

KSC2410092

STATE OF MICHIGAN

COUNTY OF WAYNE

I, the undersigned, a Notary Public, in and for said County, in the State aforesaid, do hereby certify that A. T. Silverstein personally known to me to be the Vice President & Controller of said corporation who is the Grantor, and Harry J. Miller personally known to me to be the Assistant Secretary of said corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person who, being duly sworn, did say that A. T. Silverstein is the Vice President & Controller of the corporation and Harry J. Miller is the Assistant Secretary of the corporation and Assistant Secretary of said corporation, caused the corporate seal of said corporation to be affixed thereto and the seal affixed to the foregoing instrument is the corporate seal of said corporation and the instrument was signed and sealed in behalf of said corporation pursuant to authority given by the Board of Directors of said corporation as their free and voluntary act, and as the free and voluntary act of said corporation, for the purposes therein set forth.

Given under my hand and Notarial Seal this 7th day of October, 1985.

185210032

Paula J. Kelly
 Notary Public
 1819 W. North Avenue Apt 6W
 Chicago, Ill. 60647

Property Address:
 1717 W. Pershing Road
 Chicago, Illinois

Return this document to:
 Board of Directors
 1819 W. North Avenue Apt 6W
 Chicago, Ill. 60647

Permanent Tax Number
 38-84-300-009, Volume No. 415
 38-84-300-008, Volume No. 415
 38-84-300-007, Volume No. 415
 38-84-300-006, Volume No. 415

John

This instrument was prepared by:
John Harpian
 10900 Harper Avenue
 Detroit, Michigan 48213

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STATE OF ILLINOIS
COUNTY OF COOK

A. T. Silverstein, being duly sworn on oath, states that he resides at 16855 Bellvue Ct., Birmingham Michigan 48012 and that the attached deed is not in violation of Section 1 of Chapter 100 of the Illinois Revised Statutes for one of the following reasons: (CIRCLE NUMBER BELOW WHICH IS APPLICABLE TO ATTACHED DEED OR BLANK)

1. Said Act is not applicable as the grantor was not properly adjoining the parcel described in said deed. (Painting Parcel)

OR

The conveyance falls in one of the following categories permitted by the Amended Act which became effective July 17, 1959.

1. The division or subdivision of land into parcels or tracts of 1/4 acre or more in size which does not involve any new streets or easements of access.
2. The division of lots or blocks of less than 1 acre in any recorded subdivision which does not involve any new streets or easements of access.
3. The sale or exchange of parcels of land between owners of adjoining and contiguous lots.
4. The conveyance of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
5. The conveyance of land owned by railroad or other public utility which does not involve any new streets or easements of access.
6. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
7. Conveyances made to correct descriptions in prior conveyances.
8. The sale or exchange of parcels or tracts of land existing on the date of the Amended Act, July 17, 1959, having no more than 200 feet and not involving any new streets or easements of access.
9. The sale of a single lot of less than 1/4 acre from a larger tract when a survey is made by a registered surveyor; provided, however, that this exemption shall not apply to the sale of any subsequent lots from the same larger tract on October 1, 1971, and provided also that this exemption does not invalidate any local requirements applicable to the subdivision of land.

AFFIANT further states that he makes this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois to accept the attached deed for recording.

NOTARY CORPORATION

By: *A. T. Silverstein*
V. J. Red (Control)

SUBSCRIBED and SWORN to before me

This 15th day of October 19 65.

Paula A. Kelly

Notary Public

NOTARY PUBLIC
Paula A. Kelly
My Commission Expires May 2, 1968

Given and: October 15, 1965

150-22-100002

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GENERAL RECEIPTS
RECEIVED
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CITY OF CHICAGO

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