

Doc#: 1519017087 Fee: \$48.00 RHSP Fee: \$9.00 RPRF Fee: \$1.00

Karen A. Yarbrough

Cook County Recorder of Deeds Date: 07/09/2015 02:40 PM Pg: 1 of 6

CERTIFICATE OF COMPLETION

PURSUANT TO Section 7.01 of North and Pulaski Elderly Limited Redevelopment Agreement (the "Agreement") dated as of August 2, 2013, by and between the City of Chicago, an Illinois municipal corporation (the "City"), through its Department of Planning and Development ("DPD"), and North and Pulaski Elderly Limited Partnership ("the Partnership"), Hispanic Housing North and Pulaski LLC (the "LLC" and collectively with the Partnership, the "Developer"); the City, by and through its Department of Planning and Development hereby certifies effective as of July 2, 2015, as follows:

- 1. <u>Completion of the Project</u>. The Developer has fulfilled its obligation to complete the Project (as defined in the Agreement) located on the property legally described on <u>Exhibit C-1</u> and <u>Exhibit C-2</u> hereto, in accordance with the terms of the Agreement.
- 2. Other provisions of the Agreement; no waiver. Except with respect to the terms of the Agreement specifically related to the Developer's obligation to complete the Project, which the City hereby certifies have been satisfied: (a) all executory terms and conditions of the Agreement and all representations and covenants contained therein remain in force and effect; and (b) the issuance of this certificate shall not be construed as a waiver by the City of any of its rights and remedies pursuant to such executory terms.

IN WITNESS WHEREOF, the City has caused this Certificate of Completion to be executed.

CITY OF CHICAGO

By:

Deputy Commissioner, TIF Administration Department of Planning and Development



STATE OF ILLINOIS)	
)	SS
COUNTY OF COOK)	

I, Lotricia notary public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that James Horan, personally known to me to be a Deputy Commissioner in the Department of Planning and Development of the City of Chicago (the City), and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed, and delivered said instrument pursuant to the authority given to him by the City, as his free and voluntary act and as the free and voluntary act of the City, for the uses and purposes therein set forth.

GIVEN under my hand and official seal this July 2 2015.

PATRICIA SULEWSKI
OFFICIAL SEAL
Notary Public - State of Illinois
My Commission Expires
May 07, 2018

Notary Public

My Commission Expires

AFTER RECORDING RETURN TO:

APPLEGATE & THORNE - THOMSEN, P.C. 626 W. JACKSON BLVD, SVITE 400 CHICAGO, IL 60661
ATTENTION: BILL SKALITZKY

Attachment A To Certificate of Component Completion dated effective July 2, 2015

Legal Description for the Project as defined in North and Pulaski Elderly Limited Redevelopment Agreement

The legal description of the Project Site follows this Exhibit cover sheet.

Attachment A To Certificate of Component Completion dated effective July 2, 2015

Legal Description for the Project as defined in North and Pulaski Elderly Limited Redevelopment Agreement

The legal description of the Project Site follows this Exhibit cover sheet.

EXHIBIT C-1

Legal Description of Property

LOTS 3, 4, 5, 6, 7, 8, 9, 10 AND 11 IN BLOCK 1 IN HOSMER AND MACKEY'S SUBDIVISION OF BLOCKS 1 TO 6 AND 12 TO 16, BOTH INCLUSIVE, IN SUBDIVISION OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 2, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, EXCEPT THOSE PARTS OF EACH OF SAID LOTS 10 AND 11 DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 11; RUNNING THENCE SOUTH ALONG THE WEST LINE OF SAID LOT 11 A DISTANCE OF 125.0 FEET TO THE SOUTHWEST CORNER THEREOF; THENCE EAST ALONG THE SOUTH LINE OF SAID LOT 11 A DISTANCE OF 7.00 FEET; THENCE NORTH ALONG A STRAIGHT LINE 7.00 FEET EAST FROM AND PARALLEL WITH THE SAID WEST LINE OF LOT 11 A DISTANCE OF 19.00 FEET; THENCE NORTHEASTWARDLY ALONG A STRAIGHT LINE A DISTANCE OF 112.67 FEET TO THE INTERSECTION WITH THE NORTH LINE OF SAID LOTS 10 AND 11 AFORESAID, SAID INTERSECTION BEING 46.00 FEET EAST OF THE NORTHWEST CORNER OF LOT 11; THENCE WEST ALONG THE NORTH LINE OF SAID LOTS 10 AND 11 A DISTANCE OF 46.0 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS:

3939-3959 WEST NORTH AVENUE

CHICAGO, ILLINOIS

PERMANENT INDEX NO.

16-02-100-001, vol. 537 16-02-100-002, vol. 537 16-02-100-003, vol. 537 16-02-100-004, vol. 537

EXHIBIT C-2

Legal Description of the Vacant Building

LOT 12, 13, 14, 15, 16, 17, 18 AND 19 IN BLOCK 1 IN HOSMER AND MACKEY'S SUBDIVISION OF BLOCKS 1 TO 6 AND 12 TO 16, BOTH INCLUSIVE, IN FREER'S SUBDIVISION OF THE WEST ½ OF THE NORTHWEST ½ OF SECTION 2, TOWNSHIP 39 NORTH, RANGE 13, LYING EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly Known Address: 1535 N. Pulaski, Chicago, Cook County, Illinois.

PINS: 16-02-100-006, - 007, -008, -009 and - 010