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2001-02-07 13:17:03

Cook County Recorder

51.50

City, State: Norridge, Illinois
Address: 4221 N. Harlem
Boston Market Unit #518



Prepared By: Kathy Kuta
After recording, return to: Doreen Harr
McDONALD'S CORPORATION
One McDonald's Plaza
Oak Brook, Illinois 60523

MEMORANDUM OF LEASE

THIS MEMORANDUM OF LEASE, dated this 25th day of January, 2001, is between **SYSTEM CAPITAL REAL PROPERTY CORPORATION**, a Delaware corporation (the "LANDLORD"), whose address is 2111 McDonald's Drive, Oak Brook, Illinois 60523 and **McDONALD'S CORPORATION**, a Delaware corporation (the "TENANT"), whose principal place of business is located at One McDonald's Plaza, Oak Brook, Illinois 60523.

LANDLORD hereby leases to TENANT that certain land with improvements, if any, (the "Site") in the City of Norridge, County of Cook, State of Illinois, described on Exhibit A attached and made a part of this Memorandum of Lease, together with the rights, easements, privileges and appurtenances belonging or appertaining to the ownership of the land comprising the Site.

- 1. TERM:** TO HAVE AND TO HOLD for a term commencing on May 26, 2000 and ending May 25, 2020.
- 2. OPTION TO EXTEND:** LANDLORD grants to TENANT the option to extend the term of the lease at the expiration of the original term for four (4) successive periods of five (5) years each aggregating twenty (20) years.
- 3. OPTION TO PURCHASE:** LANDLORD grants to TENANT an option to purchase the Site.
- 4. MEMORANDUM:** The rentals to be paid by TENANT and all of the obligations and rights of LANDLORD and TENANT are set forth in the First Amended and Restated Master Lease dated November 15, 1997 executed by the parties. This instrument is merely a Memorandum of the Lease and is subject to all of its terms, conditions and provisions. In the event of any inconsistency between the terms of the Lease and this instrument, the terms of the Lease shall prevail as between the parties. This Memorandum is binding upon and shall inure to the benefit of the heirs, successors, assigns, executors and administrators of the parties.

JR CC 196598 DEC 1 OF 2

To indicate their agreement to the above, the parties or their authorized representatives or officers have signed this document.

LANDLORD:
SYSTEM CAPITAL REAL
PROPERTY CORPORATION

TENANT:
McDONALD'S CORPORATION

By: [Signature]
Its: Vice President

By: [Signature]
Its: Managing Counsel

ATTEST:
[Signature]
Assistant Secretary

ATTEST:
[Signature]
Counsel

WITNESS
[Signature]
Dolores Elvin

WITNESS
[Signature]
Dolores Elvin

(ATTACH ACKNOWLEDGMENT OF SIGNATURES AND EXHIBIT A)

ACKNOWLEDGMENT
SYSTEM CAPITAL REAL PROPERTY CORPORATION

STATE OF ILLINOIS)
) SS:
COUNTY OF DUPAGE)

I, Kimberly E. Calabrese, a Notary Public in and for the county and state aforesaid, DO HEREBY CERTIFY that Joseph R. Thomas, Vice President, and Catherine A. Griffin, Assistant Secretary of System Capital Real Property Corporation, a Delaware corporation, who is personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Vice President appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act as such Vice President and as the free and voluntary act of said corporation for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 29th day of January, 2001.

Kimberly E. Calabrese
Kimberly E. Calabrese
Notary Public

My Commission expires: 7/21/2004



ACKNOWLEDGMENT
McDONALD'S CORPORATION

STATE OF ILLINOIS)
) SS:
COUNTY OF DUPAGE)

I, Kimberly E. Calabrese, a Notary Public in and for the county and state aforesaid, DO HEREBY CERTIFY THAT Kathleen M. Kuta, Managing Counsel, and Bruce Newman, Counsel of McDonald's Corporation, a Delaware corporation, who is personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Managing Counsel, appeared before me this day in person and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act as such Managing Counsel, and as her free and voluntary act of said corporation for the uses and purposes therein set forth.

Given under my hand and notarial seal this 29th day of January, 2001.

Kimberly E. Calabrese
Kimberly E. Calabrese
Notary Public

My commission expires: 7/21/2004.



00389848

LEGAL DESCRIPTION

THE WEST 137.36 FEET OF THE SOUTH 137.36 FEET OF LOT 17 IN FULLER'S SUBDIVISION, A SUBDIVISION OF THE SOUTH 478.10 FEET OF TIM NORTH 1430.40 FEET OF THE WEST 1548.80 FEET OF THE SOUTHWEST FRACTIONAL 1/4 NORTH OF THE INDIAN BOUNDARY LINE, IN SECTION 18, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN;

AND

THE EAST 137.36 FEET OF THE WEST 187.36 FEET OF THE SOUTH 105.0 FEET OF THE NORTH 1535.40 FEET OF THE SOUTHWEST FRACTIONAL 1/4 NORTH OF THE INDIAN BOUNDARY LINE OF SECTION 18, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN;

AND

THE WEST 137.36 FEET OF LOT 17 (EXCEPT THE SOUTH 137.36 FEET THEREOF), AND THE WEST 137.36 FEET OF THE SOUTH 20.83 FEET OF LOT 16, ALL IN FULLER'S SUBDIVISION, A SUBDIVISION OF THE SOUTH 478.10 FEET OF THE NORTH 1430.40 FEET OF THE WEST 1548.80 FEET OF THE SOUTHWEST FRACTIONAL 1/4 NORTH OF THE INDIAN BOUNDARY LINE, IN SECTION 18, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ALL IN COOK COUNTY, ILLINOIS.

13-18-318-009

13-18-318-010

13-18-318-011

4221 N Harlem
NORRIDGE, IL 60634

NOTE:

ABOVE DESCRIPTION DESCRIBES THE SAME PROPERTY AS DESCRIBED IN FIRST AMERICAN TITLE INSURANCE COMPANY COMMITMENT No. CC194387 BEARING AN EFFECTIVE DATE OF OCTOBER 14, 1999.