

LIS PENDENS NOTICE

I, the undersigned, do hereby certify that a claim exists under Real Estate Sale Contract, dated February 8, 2001 (the "Contract") for the purchase of that certain real property legally described as follows:

(The Above Space For Recorder's Use Only)

THE EAST 66 FEET 10 INCHES OF LOTS 19, 20, 21, 22, 23, AND 24 IN BLOCK 33 IN CRANE-VIEW-ARCHER AVENUE HOME ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE WEST 1/2 OF THE WEST 1/2 OF SECTION 9, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THE NORTH 9.225 ACRES THEREOF AND EXCEPT ALSO A STRIP OF LAND 66 FEET WIDE ACROSS THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SAID SECTION 9 TO BE USED FOR RAILROAD PURPOSES, AS DESCRIBED IN THE DEED TO JAMES T. MAHER DATED APRIL 20, 1896 AND RECORDED MAY 4, 1896 IN BOOK 5728 PAGE 51, AS DOCUMENT 2383034, IN COOK COUNTY, ILLINOIS.

Permanent Tax Number: 19-09-325-072-0000

Common Address: 5500 West 55th Street, Chicago, Illinois 60638

1. The name(s) of the Purchaser under the Contract is/are: DONATO ALBANESE and ANTONIETTA ALBANESE.
2. The name(s) of the title holder(s) of record is/are: BOGUSLAW M. KLIMCZAK.
3. The legal description is set forth above.
4. The common address is set forth above.

5. The Circuit Court of Cook County is the forum and venue in which action may be brought to enforce the rights and obligations under the Contract.

6. The material terms of the Contract are expressed in the Real Estate Sale Contract dated February 8, 2001 and attached hereto as Exhibit A.

Witness my hand and seal.

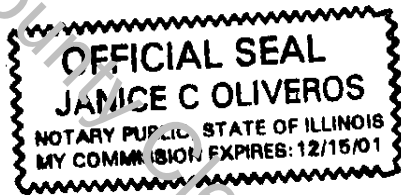
DONATO ALBANESE and ANTONIETTA ALBANESE

By:

[Handwritten signature]
One of their attorneys

Subscribed and Sworn to before me this 1st day of April, 2001

Jamie C. Oliveros
NOTARY PUBLIC



Prepared by and upon recording return to:

Anthony J. Nasharr III
Foran, Nasharr & O'Toole Ltd.
55 West Wacker Drive, Suite 925
Chicago, Illinois 60601
(312) 704-4444

DATE: 2/8/2007

5500 W. 53rd Street Chicago, IL 60638

- Lot approximately 66x145...
FIXTURES AND PERSONAL PROPERTY: Seller agrees to transfer to Purchaser by a Bill of Sale, all heating, electrical, and plumbing systems...
TV, Antenna, Refrigerator, Dryer, Sump pump, Water softener, Microwave, Dishwasher, Built-in or attached shelving, Trash compactor, Window shades, attached shutters, drapes and curtains, hardware & other window treatments, Security system (if not leased), Other items included:...

1. Purchase Price \$ 462,500.00
2. Initial earnest money \$ 5000 in the form of check

If the earnest money is in excess of five thousand dollars (\$5,000.00) the earnest money shall be deposited by the Seller in compliance with the laws of the State of Illinois with interest payable to Purchaser at closing.

The balance of the purchase price shall be paid at closing plus or minus prorated taxes and follows (STRIKE THROUGH) IN APPLICABLE SUBPARAGRAPHS:

(b) Assumption of Existing Mortgage (See Rider 7, if applicable)
Mortgage Contingency: This contract is contingent upon Purchaser securing by March 20, 2007 a mortgage commitment for a fixed rate mortgage or an adjustable rate mortgage permitted to be made by U.S. or Illinois savings and loan associations or banks for a term of 30 years, payable monthly, loan fee not to exceed 1% of the loan amount, and credit report fee if any. If said mortgage commitment has a balloon payment, it shall be due no sooner than 10 years. Purchaser shall pay for private mortgage insurance if required by the lending institution. If Purchaser does not obtain such commitment, Purchaser shall notify Seller in writing by the last date. If Seller is not so notified, Seller shall be conclusively presumed that Purchaser has secured such commitment and will purchase said property without mortgage financing. If Seller is so notified, Seller may, within a specified number of additional days, secure a mortgage commitment for Purchaser upon the same terms, and shall have the option of extending the closing date up to the same number of days. Said commitment may be given by Seller or a third party. Purchaser shall furnish all requested information, sign customary documents relating to the application and securing of such commitment, and pay one application fee as agreed by Seller. If Purchaser notifies Seller as above provided, and neither Purchaser nor Seller secures such commitment as above provided, this contract shall be null and void and all earnest money shall be returned to Purchaser and Seller shall not be liable for any sales commission.

(d) Purchase Money Note and Trust Deed or Installment Agreement for Deed: Purchaser shall pay the purchase price in installments as follows:
Includes earnest money and the balance of (STRIKE THROUGH ONE) (Purchase Money Note and Trust Deed) (Installment Agreement for Deed) in the amount of \$ 462,500.00 at interest at the rate of 6% per annum to be amortized over 30 years, payable monthly, the final payment of which shall be made on the date of maturity.

escrow for taxes and insurance shall be made on the form of said instrument, Chicago Title & Trust Company Note and Trust Deed No. 7 shall be used or the Georgia-Cole Installment Agreement No. 74 shall be used, whichever may be applicable. If Seller requests a credit report, Purchaser shall deliver same to Seller within four days of such request; and Seller may cancel this agreement within three days after receiving said credit report if Seller believes said credit report is unsatisfactory.

At closing, Seller shall execute and deliver to Purchaser, or cause to be executed and delivered to Purchaser, a recordable Warranty Deed with release of homestead rights (or other appropriate deed if title is in an estate), or Articles of Agreement for such a deed if that portion of subparagraph (f) is applicable, subject only to the following, if any: covenants, conditions, and restrictions of record; public and utility easements; existing leases and unperfected special governmental taxes or assessments for improvements; and unperfected special governmental taxes or assessments; general real estate taxes for the year 2006 and subsequent years, and the more recent, if any, of the most recent general real estate tax bill at closing.

6. Closing or escrow payout shall be on or before 02/10/07 (except as provided in paragraph 3(c) above) provided that the closing shall be shown to be good or is accepted by Purchaser, at the office of Purchaser, the time of which shall be provided in writing by Seller to Purchaser.

(a) Use and Occupancy: At closing, Seller shall pay to Purchaser \$ 500.00 per day for use and occupancy commencing the first day after closing up to and including the date possession is to be surrendered or on a monthly basis, whichever period is shorter. Purchaser shall refund any payment made for use and occupancy beyond the date possession is surrendered.

(b) Possession Escrow: At closing, Seller shall deposit with escrowee designated in paragraph 2 above a sum equal to 2% of the purchase price to guarantee possession on or before the date set forth above, which sum shall be held from the net proceeds of the sale on escrowee form of receipt. If Seller does not surrender possession as above, Seller shall pay to Purchaser in addition to the above use and occupancy the sum of 10% of said possession escrow per day up to and including day possession is surrendered to Purchaser plus any unpaid use and occupancy. If the possession is surrendered, said amount(s) to be paid out of escrow. If any, to be turned over to Seller, and acceptance of payment by Purchaser shall not constitute a release of any legal remedies. Seller and Purchaser hereby acknowledge that escrowee will not distribute the possession escrow without the joint written direction of the Seller and Purchaser or their authorized agent. If either Seller or Buyer objects to the disposition of the possession escrow, then the parties hereby agree that the escrowee may deposit the possession escrow with the Clerk of the Circuit Court by the filing of an action in the nature of a writ of mandamus. The parties agree that escrowee shall be reimbursed from the possession escrow for all costs, including reasonable attorney's fees, related to the filing of the Interpleader and do hereby agree to indemnify and hold escrowee harmless from any and all claims and demands, including the payment of reasonable attorney's fees, costs and expenses.

8. PURCHASER ACKNOWLEDGES RECEIPT OF SELLER'S RESIDENTIAL REAL PROPERTY DISCLOSURE REPORT IN ACCORDANCE WITH THE ILLINOIS REAL ESTATE ACT. THIS CONTRACT IS SUBJECT TO THE PROVISIONS APPEARING ON THE REVERSE SIDE AND THE FOLLOWING RIDERS ATTACHED HERETO AND MADE A PART HEREOF.

10. DUAL AGENCY CONFIRMATION OF CONSENT: The undersigned confirm that they have previously consented to and have not withdrawn their consent to Licensee acting as a Dual Agent in providing brokerage services on their behalf and specifically consent to Licensee acting as a Dual Agent in regard to the transaction referred to in this document.

Seller(s) initials: _____ Purchaser(s) initials: _____

11. The Real Estate Brokers named below shall be compensated in accordance with their agreements with their clients and/or any offer of compensation made by the Listing Broker in a multiple listing service in which the Listing and Cooperating Broker both participate, to wit: _____

12. It is agreed by and between the parties hereto that their respective attorneys may make modifications to the Contract other than sales price, date of closing, and dates, mutually acceptable to the parties. If within 30 days after acceptance of the Contract, it becomes evident that any modification is made, then the Contract shall become null and void and all monies paid by the Purchaser shall be refunded upon the joint written direction of both parties to escrowee. IN THE ABSENCE OF WRITTEN NOTICE WITHIN THE TIME SPECIFIED HEREIN, THIS PROVISION SHALL BE IN FULL FORCE AND EFFECT.

13. Purchaser's obligation to purchase under the Contract is subject to the inspection (including any inspection) for wood-boring insects and termites of the condition of the property by the Purchaser or Purchaser's agent, at Purchaser's expense, within 10 days from the date of acceptance of this Contract. Purchaser shall indemnify Seller from and against any loss or damages to the property caused by the acts or omissions of Purchaser or Purchaser's agent performing such inspection. In the event the condition of the property is not approved, written notice shall be given to the Seller by Seller's agent by the time specified for approval, and thereupon, Seller's obligation to sell and Purchaser's obligation to purchase under this Contract shall become null and void and all monies paid by the Purchaser shall be refunded upon joint written direction of both parties to escrowee. IN THE ABSENCE OF WRITTEN NOTICE WITHIN THE TIME SPECIFIED HEREIN, THIS PROVISION SHALL BE IN FULL FORCE AND EFFECT.

PURCHASER: ANTONIETTA ALBANESE ADDRESS: 5418 S. NEENAH CHICAGO, IL 60638

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ACCEPTANCE OF CONTRACT BY SELLER: This 08th day of February, 2007, I have accepted this contract and agree to perform and convey title or cause title to be conveyed according to the terms of this contract.

SELLER: MARIE E. KRUMHOLTZ ADDRESS: 5500 W. 53RD ST CHICAGO, IL 60638

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FOR INFORMATIONAL PURPOSES: Listing Office, Seller's Designated Agent Name, Cooperating Office, Buyer's Designated Agent Name

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