



ASSIGNMENT AND ASSUMPTION OF LEASES AND OTHER PROPERTY

Northpoint Shopping Center  
Arlington Heights, Illinois

This Assignment and Assumption of Lease is made as of this 6th day of March, 2001 between LaSalle Bank National Association f/k/a LaSalle National Bank ~~as Successor Trustee to LaSalle National Trust~~, not personally, but as Trustee under Trust Agreement dated October 1, 1961 and known as Trust No. 28684, having an address of 135 South LaSalle Street, Chicago, Illinois 60603 (the "Assignor") to Northpoint LLC, an Illinois limited liability company, having an address of 1400 South Wolf Road, Building 100, Wheeling IL 60090-6524 (the "Assignee").

NOW, THEREFORE, for good and valuable consideration the receipt and sufficiency of which are hereby acknowledged, Assignor hereby assigns to Assignee all of Assignor's rights, obligations and interests as landlord under the Leases and documents related thereto for the tenants described on Exhibit A attached hereto and made a part hereof and any other occupancy agreements relating to the Real Property (collectively, the "Lease Documents") relating to the Real Property described on Exhibit B ("Real Property") and all of Assignor's right, title and interest in any and all tangible and intangible property relating to such Real Property.

Assignee hereby accepts and assumes all of the terms and covenants in the Lease Documents contained to be kept, observed and performed by the landlord thereunder and is hereby bound to comply therewith.

**(For the Exculpatory Provision of LaSalle Bank National Association see reverse side)**

ASSIGNOR:

LASALLE BANK NATIONAL ASSOCIATION f/k/a LaSalle National Bank ~~as Successor Trustee to LaSalle National Trust~~, not personally, but as Trustee under Trust Agreement dated October 1, 1961 and known as Trust No. 28684

By:

Name: Harriet Denisewicz  
Title: Trust Officer

ASSIGNEE:

NORTHPOINT LLC

By: Procrustes, Inc., an Illinois corporation, its manager

By:

Laurance H. Freed  
President

**This instrument prepared by and to be returned after recording to:**

Thomas H. Fraerman, Esquire  
Joseph Freed and Associates LLC  
1400 S. Wolf Road, Building 100  
Wheeling IL 60090-6524

**BOX 333-CTI**

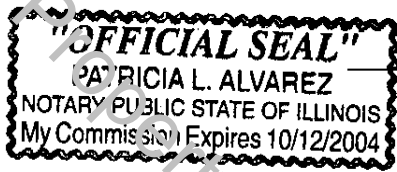
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STATE OF ILLINOIS )  
 ) SS  
COUNTY OF COOK )

The foregoing instrument was acknowledged before me this 12 day of March, 2001, by Harriet Denisevicz, Trust Officer of LaSalle Bank National Association, a national banking association, Successor by Merger to LaSalle National Bank, Successor Trustee to LaSalle National Trust, N.A., Trustee under a Trust Agreement dated October 1, 1961, and known as Trust No. 28684, on behalf of said Trustee.

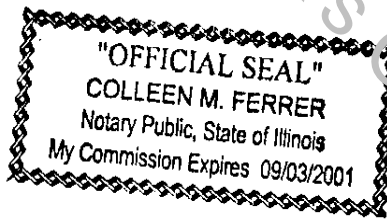


Patricia L. Alvarez  
Notary Public

STATE OF ILLINOIS )  
 ) SS  
COUNTY OF COOK )

The foregoing instrument was acknowledged before me this 6<sup>th</sup> day of March, 2001, by Laurance H. Freed, President of Procrustes, Inc., an Illinois corporation, the manager of Northpoint LLC, an Illinois limited liability company, on behalf of said corporation and said limited liability company.

Colleen M. Ferrer  
Notary Public



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## EXHIBIT A

### Leases

### Northpoint Shopping Center, Arlington Heights, Illinois

Unit	Tenant	Lease Execution Date
0101	<b>Bank One</b> , present successor in interest <sup>1</sup>	04-01-79 1 <sup>st</sup> A 06-14-88 2 <sup>nd</sup> A 06-29-93 3 <sup>rd</sup> A 10-14-98
0102	Hyo Jin Choi and Keung H. Choi, d/b/a <b>Northpoint Cleaners</b>	07-16-93 1 <sup>st</sup> A. 11-01-00
0103	Max & Erma's Restaurants, Inc. d/b/a <b>Max &amp; Erma's Restaurant, Bar &amp; Gathering Place</b>	08-28-92 1 <sup>st</sup> A 03-10-93 2 <sup>nd</sup> A 05-13-94 3 <sup>rd</sup> A 03-13-94
0104	The Bombay Company, Inc. d/b/a <b>The Bombay Company Clearance</b>	08-02-96
0105	Party City Corporation <sup>2</sup> d/b/a <b>Party City the Discount Party Super Store</b>	06-14-96 1 <sup>st</sup> A 08-31-98
0106	Woman's World Shops, Inc. d/b/a <b>Catherine's #6090</b> (formerly Modern Woman)	05-28-93
0107	Score Learning Corporation d/b/a <b>Score! or Score Educational Center</b>	10-21-99

<sup>1</sup> Successor in interest, inversely, to First Chicago Bank, The First National Bank of Chicago NBD Arlington Heights Bank and The Bank and Trust of Arlington Heights.

<sup>2</sup> Successor to Party City of Arlington Heights, Inc.

Unit	Tenant	Lease Execution Date
0110	Orek Home Care, LLC d/b/a <b>Orek Floor Care Centers</b>	10-13-99
0111	Noodle Kiddoodle, Inc. d/b/a <b>Zany Brainy #522</b> f/k/a Noodle Kiddoodle	05-22-95
0112	Chipotle's Mexican Grill, Inc d/b/a <b>Chipotle's Mexican Grill</b>	09-05-00
0113	Primeco Personal Communications LP d/b/a <b>Primeco Personal Communications</b>	09-12-96
0114	Templeton Group, Inc <sup>3</sup> . d/b/a <b>Pelland</b>	06-13-96 1 <sup>st</sup> A 11-20-00
0115	Creative Hairdressers, Inc. d/b/a <b>Hair Cuttery #2397</b>	08-09-96 1 <sup>st</sup> A 02-13-97
0116	KidSnips, L.L.C. d/b/a <b>KidSnips</b>	06-26-00
0117	United Airlines, Inc. d/b/a/ <b>United Airlines</b>	02-26-93
0118	Office Deport, Inc. d/b/a <b>Office Depot, #218</b>	09-16-92
0119	Toys "R" Us, Inc. <sup>4</sup> d/b/a <b>Kids "R" Us Store #1270</b>	09-30-95

<sup>3</sup> Successor to M.B. MacIntosh, Inc.

<sup>4</sup> Successor to Tru Properties, Inc.

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Unit	Tenant	Lease Execution Date
0120	Super Crown Books Corporation d/b/a <b>Super Crown Books</b>	12-28-92 1 <sup>st</sup> A 07-09-98 2 <sup>nd</sup> A 08-02-99
0121	American Store Properties, Inc. <sup>5</sup> d/b/a <b>Jewel/Osco Store #3478</b>	08-15-90
0122	Lenscrafters, Inc. d/b/a <b>Lenscrafters #11</b>	06-21-84 1 <sup>st</sup> a 09-16-99
0123	Ulta Salon, Cosmetics & Fragrance, Inc. <sup>6</sup> d/b/a <b>ULTA 3</b>	12-18-90
0124	K&G Mens Company, Inc. d/b/a <b>K&amp;G Menswear</b>	11-07-00
0124A	Maggiano's/Corner Baker, Inc. d/b/a <b>Corner Bakery</b>	10-16-00
0201	Consumer Surveys Co. d/b/a <b>Consumer Surveys</b>	08-07-90 1 <sup>st</sup> a 07-20-93 2 <sup>nd</sup> a 11-10-98
0202	Elida Garcia, Victor B. Garcia, Jr., Nicoletta Kalantzis and Spiro Kalantzis d/b/a <b>Northpoint Hair Studio</b>	11-08-99
0203	Corey Hindes d/b/a <b>Northpoint Barbershop</b>	07-06-90 1 <sup>st</sup> A 03-30-95 2 <sup>nd</sup> A 07-22-98 3 <sup>rd</sup> A 11-23-99
0204	Vacant	

<sup>5</sup> Successor to Jewel Companies, Inc..

<sup>6</sup> Successor to ULTA, Inc.



Unit	Tenant	Lease Execution Date
0206	MD Dental Lab, Inc. d/b/a <b>MD Dental</b> 3 Amendments	07-12-90 1 <sup>st</sup> A 08-24-95 2 <sup>nd</sup> A 08-27-97 3 <sup>rd</sup> A 09-28-00
0207	Dr. Gloria Bowman-Goone d/b/a <b>Northpoint Chiropractic</b>	05-30-97
0208	Vacant	
0209	Patricia Mazzanti Insurance Agency, Inc. d/b/a <b>Farmers Insurance</b>	10-08-97
	KPM Corp, an Illinois corporation d/b/a <b>The Athlete's Foot</b> <sup>8</sup>	05-13-98 1 <sup>st</sup> A 08-01-98

<sup>7</sup> Successor to Prashant Shukla and Mohini Shukla.

<sup>8</sup> Agreed Order for Possession entered October 10, 2000 by Circuit Court of Cook County, Illinois Case No. 00 M3 3030.

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STREET ADDRESS: Northgate Shopping Center  
CITY: Arlington Heights  
TAX NUMBER: 03-17-301-019/020/021

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COUNTY: COOK

LEGAL DESCRIPTION:

LOT 1 OF NORTHGATE SHOPPING CENTER SUBDIVISION OF PART OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 17, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, EXCEPT THAT PART DESCRIBED AS FOLLOWS::

COMMENCING AT THE NORTHWEST CORNER OF SAID LOT 1 THENCE SOUTHWARD ALONG THE WESTERLY LINE OF SAID LOT 1, BEING THE EASTERLY LINE OF ARLINGTON HEIGHTS ROAD; SOUTH 1 DEGREES, 50 MINUTES, 41 SECONDS EAST, A DISTANCE OF 73.57 FEET; THENCE SOUTH 00 DEGREES, 17 MINUTES, 45 SECONDS EAST, A DISTANCE OF 470.00 FEET; THENCE SOUTH 13 DEGREES, 57 MINUTES, 59 SECONDS EAST, A DISTANCE OF 40.00 FEET; THENCE SOUTH 33 DEGREES, 05 MINUTES, 01 SECONDS EAST, A DISTANCE OF 37.43 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 33 DEGREES, 05 MINUTES, 01 SECONDS EAST, A DISTANCE OF 7.57 FEET, THENCE SOUTHEASTERLY ALONG A LINE BEING 50.00 FEET NORTHEASTERLY OF AND PARALLEL WITH THE CENTER LINE OF RAND ROAD, SOUTH 48 DEGREES, 24 MINUTES, 05 SECONDS EAST A DISTANCE OF 387.47 FEET; THENCE SOUTH 30 DEGREES 47 MINUTES 20 SECONDS EAST A DISTANCE OF 48.01 FEET; THENCE NORTH 48 DEGREES, 24 MINUTES, 05 SECONDS WEST, A DISTANCE OF 444.74 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS

EXCEPTING FROM THE ABOVE PARCEL, THE FOLLOWING:

THAT PART OF LOT 1 IN NORTHGATE SHOPPING CENTER SUBDIVISION OF PART OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 17, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID LOT 1; THENCE SOUTH 1 DEGREE 50 MINUTES 41 SECONDS EAST ALONG THE WEST LINE OF SAID LOT 1, BEING THE EAST LINE OF ARLINGTON HEIGHTS ROAD, A DISTANCE OF 73.57 FEET; THENCE SOUTH 0 DEGREE 17 MINUTES 45 SECONDS EAST ALONG SAID WEST LINE OF LOT 1, BEING THE EAST LINE OF ARLINGTON HEIGHTS ROAD, A DISTANCE OF 308.12 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 48 DEGREE 24 MINUTES 05 SECONDS EAST 388.32 FEET; THENCE SOUTH 41 DEGREE 35 MINUTES 55 SECONDS WEST 153.00 FEET TO THE NORTH LINE OF RAND ROAD AS WIDENED; THENCE NORTH 48 DEGREE 24 MINUTES 05 SECONDS WEST ALONG SAID NORTH LINE A DISTANCE OF 211.09 FEET TO A POINT ON THE SOUTH LINE OF SAID LOT 1; THENCE NORTH 32 DEGREE 56 MINUTES 05 SECONDS WEST ALONG SAID SOUTH LINE OF LOT 1, BEING THE NORTH LINE OF RAND ROAD, A DISTANCE OF 37.43 FEET; THENCE NORTH 14 DEGREE 08 MINUTES 30 SECONDS WEST ALONG SAID SOUTH LINE OF LOT 1, BEING THE NORTH LINE OF RAND ROAD, A DISTANCE OF 40.00 FEET TO THE EAST LINE OF ARLINGTON HEIGHTS ROAD AFORESAID; THENCE NORTH 0 DEGREE 17 MINUTES 45 SECONDS EAST ALONG SAID EAST LINE OF ARLINGTON HEIGHTS ROAD, BEING THE WEST LINE OF SAID LOT 1, A DISTANCE OF 161.88 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.