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Cook County Recorder 25.50

MEMORANDUM OF  
CONTRACT

This Memorandum of Contract, dated as of this 3<sup>rd</sup> day of January \_\_\_\_\_, 2002 ("Memorandum"), is between Burrell Restaurant Corp., Standard Bank and Trust Company trust #16048 and Standard Bank and Trust Company Trust # 14692 (collectively "Seller") and DUBIN & ASSOCIATES, INC., an Illinois corporation ("Contract Purchaser").



Seller and Contract Purchaser have entered into that certain Real Estate Sale Contract, dated August 24, 2001 ("Contract"), for the sale of the real property commonly known as 1601 West Howard, 7519-7529 North Ashland and 1559-1565 West Howard, Chicago, Illinois legally described on Exhibit A attached hereto and incorporated herein by this reference ("Property"). Pursuant to the Contract, Seller and Contract Purchaser agreed to permit either to record this Memorandum and thereby place all third parties on notice of the interest of Contract Purchaser in the Property pursuant to the Contract.

This instrument is merely a memorandum of the Contract and is subject to all of its terms, conditions and provisions. In the event of any conflict or inconsistencies between the terms and conditions of this Memorandum of Contract and the Contract itself the terms and conditions of the Contract shall govern and control. This memorandum is binding upon and shall inure to the beneficiaries, heirs, successors, assigns, executors and administrators of the Seller and the Contract Purchaser.

CONTRACT PURCHASER:

DUBIN & ASSOCIATES, INC., an Illinois corporation

By: \_\_\_\_\_

Name: David J. Dubin

Title: President

This instrument prepared by and after recording return to:

Bradley D. Kaplan, Esq.  
Masuda, Funai, Eifert & Mitchell, Ltd.  
312 Walnut Street, Suite 1750  
Cincinnati, Ohio 45202

Address: 1601 West Howard, 7519-7529 North  
Ashland and 1559-1565 West  
Howard, Chicago, Illinois  
PIN: 11-30-405-009-0000  
11-29-300-001-0000  
11-30-405-001-0000

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STATE OF ILLINOIS                    )  
  ) ss.  
COUNTY OF COOK                    )

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that David J. Dubin, personally known to me to be the \_\_\_\_\_ President of Dubin & Associates, Inc., an Illinois 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 and severally acknowledged that as such \_\_\_\_\_ President and \_\_\_\_\_ Secretary, they signed and delivered said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to the authority given by the ~~Board of~~ SOLE SHAREHOLDER of said corporation, as their free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 3rd day of January, 2002.

Shamiran Khawshaba  
Notary Public

My Commission Expires:

09/30/05.



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Property of Cook County Clerk's Office

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## EXHIBIT "A"

### LEGAL DESCRIPTION

The Land is 56,785 square feet in size, exclusive of any portion of the Land lying in the bed of any road, street, avenue, lane, highway or other opened, dedicated or proposed right-of-way.

#### 1559-1565 WEST HOWARD

LOTS 14 AND 15 IN BLOCK 2 IN FERGUSON'S BIRCHWOOD ADDITION TO ROGERS PARK, A SUBDIVISION OF PART OF THE SOUTHEAST FRACTIONAL QUARTER OF SECTION 30, LYING NORTHEASTERLY OF THE NORTHWESTERN ELEVATED RAILROAD CO'S RIGHT OF WAY AND PART OF THE SOUTHWEST FRACTIONAL QUARTER OF SECTION 29, LYING NORTH OF THE INDIAN BOUNDARY LINE, ALL IN TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

#### 7519-7529 NORTH ASHLAND

THE SOUTH 17 FEET OF LOT 4 AND ALL OF LOTS 5 TO 11 BOTH INCLUSIVE IN KNAPP'S BIRCHWOOD ADDITION TO ROGERS PARK, A SUBDIVISION OF THE NORTHEAST ¼ OF THAT PART OF THE NORTHWEST ¼ LYING EAST OF RIDGE ROAD OF SECTION 31; AND ALSO THE WEST ½ OF THE NORTHWEST ¼ OF SECTION 32; AND ALSO ALL OF SECTION 30, LYING SOUTH OF THE INDIAN BOUNDARY LINE, ALL IN TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

#### 1601 WEST HOWARD

LOTS 1, 2, 3 AND THE NORTH 16 FEET OF LOT 4 IN KNAPP'S BIRCHWOOD ADDITION TO ROGERS PARK, A SUBDIVISION OF THE EAST FOUR ACRES OF THAT PART OF THE SOUTHEAST ¼ EXCEPT A RAILROAD RIGHT OF WAY OF SECTION 30, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN LYING NORTH OF THE INDIAN BOUNDARY LINE (EXCEPT STREETS) IN COOK COUNTY, ILLINOIS.

Tax or parcel identification number(s): 11-30-405-009-0000  
11-29-300-001-0000  
11-30-405-001-0000

Governmental jurisdictions and address: 1559-65 West Howard; 7519-29 North Ashland and  
1601 West Howard, Chicago, Illinois

BDK:caj  
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