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#-00-000043

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NAME OF SECURED PARTY

03050043

N932836

[Signature]
Signature of (Debtor or Secured Party)*

(1) FILING OFFICER COPY ALPHABETICAL

*Signature of Debtor Required in Most Cases;
Signature of Secured Party in Cases Covered by UCC 9-402 (2).

STANDARD FORM—UNIFORM COMMERCIAL CODE—FORM UCC-2—REV. 4-73

This form of Security Agreement is approved by the Secretary of State.

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EXHIBIT A

Schedule of Property

This Financing Statement covers all of Debtor's right, title and interest (if any) in and to the following types of collateral ("Collateral"):

- (a) All tangible and intangible personal property, including all equipment, inventory, instruments, money, general intangibles, documents, minerals, and all development rights or credits, air rights, water, water rights which is attached to, installed on or placed or used on, in connection with or is acquired for such attachment, installation, placement or use, or which arises out of the development, improvement, financing, leasing, operation or use of (i) the real estate or any interest therein (the "Land") described in Exhibit B attached hereto and made a part hereof, together with all rights, title and interests appurtenant thereto, (ii) any and all buildings, structures, open parking areas and other improvements, now or any time hereafter situated, placed or constructed upon the Land or any part thereof (the "Improvements"), (iii) the Fixtures, as hereinafter defined, or (iv) other goods located on the Land or Improvements, together with all additions, accessions, accessories, amendments and modifications thereto, extensions, renewals, enlargements and proceeds thereof, substitutions therefor, and income and profits therefrom. The following are included, without limitation, in the definition of Collateral: furnishings, appliances, building materials, supplies, machines, engines, boilers, stokers, pumps, fans, vents, blowers, dynames, furnaces, elevators, ducts, shafts, pipes, furniture, cabinets, shades, blinds, screens; plumbing, heating, air conditioning, lighting, lifting, ventilating, refrigerating, engineering equipment, partitions, drapes, carpets, rugs and other floor coverings, awnings, call and sprinkler systems, fire prevention and extinguishing apparatus and equipment, water tanks, compressors, loan commitments, financing arrangements, bonds, construction contracts, leases, licenses, permits, sales contracts, insurance policies and the proceeds therefrom, plans and specifications, surveys, rent rolls, books and records, funds, bank deposits, certificates of deposit, and all other intangible personal property.
- (b) All materials, supplies, equipment, apparatus and other items now or hereafter attached to, installed on or in the Land or the Improvements, or which in some fashion are deemed to be fixtures to the Land or Improvements under the laws of the State of Illinois (all such materials, supplies, equipment, apparatus and other items are referred to collectively as the "Fixtures"). The term "Fixtures" shall include, without limitation, all items of personalty to the extent that the same may be deemed Fixtures under applicable law.
- (c) Any and all leases, subleases, licenses, concessions or other agreements (written or verbal, now or hereafter in effect) which grant a possessory interest in and to, or the right to extract, mine, reside in, sell or use the Land or any portion thereof, and all other agreements, including, but not limited to, utility contracts, maintenance agreements and service contracts, which in any way relate to the use, occupancy, operation, maintenance, enjoyment or ownership of the Land.

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- (d) All of the rents, general and special condominium assessments, issues, avails, revenues, income, proceeds, accounts, contract rights, lien rights, fines, judgments, royalties, profits and other benefits paid or payable for using, leasing, administering, licensing, possessing, operating from or in, residing in, selling, mining, extracting or otherwise enjoying or using the Land or Improvements.
- (e) All present and future permits, licenses and franchises of or from the Land (collectively, the "Licenses"), leases, agreements, tenancies, licenses and franchises (hereinafter collectively referred to as the "Leases") of or from the Land and/or the Fixtures or in any way, manner or respect required, existing, used or usable in connection with the Land and/or the Fixtures or the management, maintenance, operation or business thereof, including, without limitation, those licenses and leases issued by any governmental authority, and all deposits of money as advance rent or for security under any or all of the Leases and all guaranties of lessees' performances thereunder.
- (f) All present and future judgments, awards of damages and settlements made as a result of or in lieu of any taking of the Land, the Improvements, the Fixtures and/or the Leases, or any part thereof, under the power of eminent domain, or for any damage (whether caused by such taking or otherwise) thereto.
- (g) All present and future apparatus, machinery, equipment fixtures and articles of personal property of any and every kind in nature whatsoever used, attached to, installed or located in or on the Land, or required for use in or on or in connection with the Land or the management, maintenance, operation or business of Debtor thereon including, but not limited to, any such item of equipment now or at any time or times hereafter situated on the Land and used to supply or otherwise deliver heat, gas, air conditioning, water, light, electricity, power, plumbing, refrigeration, sprinkling, ventilation, mobility, communication, incineration, laundry service and all other related or other such services (all of the immediately above mentioned items of equipment being deemed to be a part of the Land, whether physically attached thereto or not);
- (h) All present and future insurance policies and fidelity bonds in force or effect insuring the Land, the activities of Debtor, the rents, the leases or the equipment.
- (i) All construction contracts, architects agreements, plans and specifications relating in any way to any presently existing or future improvements on the Land.

And all proceeds of each and every of the foregoing.

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EXHIBIT B

LEGAL DESCRIPTION

PARCEL 1:

LOT 13 IN BLOCK 2 IN MONROE'S SUBDIVISION ON THE EAST 14.285 CHAINS OF THE WEST 16.285 CHAINS OF THE NORTH 3.50 CHAINS OF THE SOUTH 10 CHAINS OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 14-31-328-015

Common Address: 1659 North Oakley, Chicago, Illinois

PARCEL 2:

LOT 15 IN BLOCK 7 IN WINSLOW JACOBSON AND TALLMAN'S SUBDIVISION OF THE NORTH EAST 1/4 OF THE NORTH EAST 1/4 OF SECTION 1, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 16-01-214-038

Common Address: 1424 North Artesian, Chicago, Illinois

PARCEL 3:

LOT 28 IN BLOCK 2 IN WINSLOW AND JACOBSON'S SUBDIVISION OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 2, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 16-01-220-021

Common Address: 1309 North Campbell, Chicago, Illinois

PARCEL 4:

LOT 29 IN SOUTHWORTH'S SUBDIVISION OF THE NORTH 1/2 OF BLOCK 11 IN CANAL TRUSTEES SUBDIVISION OF THE WEST 1/2 OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 17-05-115-034

Common Address: 1356 North Bosworth, Chicago, Illinois

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PARCEL 5:

LOT 13 IN SOUTHWORTH'S SUBDIVISION OF THE NORTH 1/2 OF BLOCK 11 IN CANAL TRUSTEES SUBDIVISION OF PART OF THE WEST 1/2 OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 17-05-116-058

Common Address: 1332 North Greenview, Chicago, Illinois

PARCEL 6:

LOT 43 IN SUB BLOCK 2 IN THE SUBDIVISION OF BLOCK 10 IN CANAL TRUSTEES SUBDIVISION OF PART OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 17-05-117-042

Common Address: 1324 North Cleaver, Chicago, Illinois

PARCEL 7:

LOT 21 IN BLOCK 2 IN THE SUBDIVISION OF THAT PART OF LOT 13 IN ASSESSOR'S DIVISION OF UNSUBDIVIDED LAND IN THE NORTHEAST 1/4 AND THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 17-06-126-028

Common Address: 2132 West Crystal, Chicago, Illinois

PARCEL 8:

SUBLOT 6 IN J.W. COCHRAN'S SUBDIVISION OF LOTS 5 TO 24 INCLUSIVE IN ROBERT P. HAMILTON'S SUBDIVISION OF 5 ACRES IN THE NORTHEAST 1/4 OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 17-06-227-026

Common Address: 1262 North Marion Court, Chicago, Illinois

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PARCEL 9:

LOT 25 IN BLOCK 6 IN SUBDIVISION OF BLOCKS 3 TO 6 OF BICKERDIKE'S ADDITION TO CHICAGO BEING THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 30 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 17-08-110-025

Common Address: 1412 West Huron, Chicago, Illinois

PARCEL 10:

LOT 101 IN BLOCK 2 IN SUBDIVISION OF BLOCK 2 IN ASSESSOR'S DIVISION OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 30 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 17-08-119-009

Common Address: 1305 West Erie, Chicago, Illinois



NEAR NORTH NATL TITLE CORP.
222 N. LA SALLE
MAIN FLOOR
CHICAGO, IL 60601

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