

UNOFFICIAL COPY

Memorandum of Lease and Option

Assessor's Parcel Number: 31-01-410-014
Between Village of Flossmoor ("Landlord")
and Voicestream GSM I Operating Company, Llc ("Tenant")

A Site Lease with Option (the "Lease") by and between Village of Flossmoor ("Landlord") and VoiceStream GSM I Operating Company, LLC, a A Delaware Limited Liability Company ("Tenant") was made regarding a portion of following the property:

See Attached Exhibit "A" incorporated herein for all purposes

The Option is for a term of () months after the Effective Date of the Lease (as defined under the Lease), with up to one additional () month renewal ("Optional Period").

The Lease is for a term of five (5) years and will commence on the date as set forth in the Lease (the "Commencement Date"). Tenant shall have the right to extend this Lease for ~~five (5)~~ **three(3)** additional five-year terms.

IN WITNESS WHEREOF, the parties hereto have respectively executed this memorandum effective as of the date of the last party to sign.

LANDLORD: Village of Flossmoor

By: _____
Printed Name: ROGER G. MOLSKI
Its: MAYOR
Date: 5/05/03



Doc#: 0330117099
Eugene "Gene" Moore Fee: \$58.50
Cook County Recorder of Deeds
Date: 10/28/2003 11:17 AM Pg: 1 of 5

LANDLORD:

By: _____
Printed Name: PAMELA HUDSON
Its: CLERK
Date: 5/05/03

15612100
Recording Requested by &
When Recorded Return To:
US Recordings, Inc.
2925 Country Drive Ste 201
St. Paul, MN 55117

TENANT: Voicestream GSM I Operating Company, Llc

By: _____
Printed Name: Raj Tank
Its: Executive Director
Date: Dev. and Ops. 6-24-03

[Notary block for Landlord]

[Notary block for Corporation, Partnership, Limited Liability Company]

STATE OF _____)
) ss.

Site Number: CH38-976
Site Name: Western Water Tank
Market: Chicago

Version 9-19-01

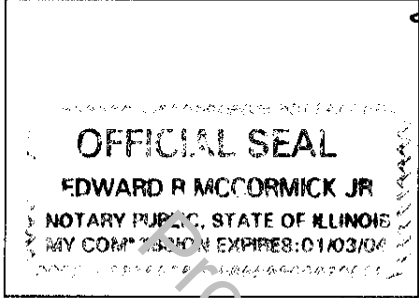
UNOFFICIAL COPY

COUNTY OF COOK)

MAYOR Wolski
Clerk Hudson

This instrument was acknowledged before me on 5-5-03 by _____ [title] of _____ a _____ [type of entity], on behalf of said _____ [name of entity].

Dated: 5-5-03



Edward R. McCormick Jr.
Notary Public
Print Name _____
My commission expires _____

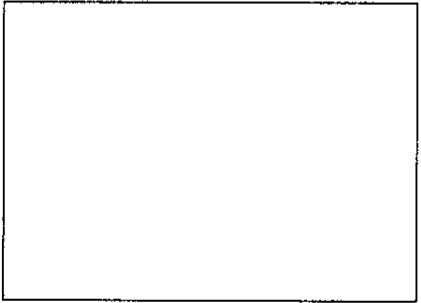
(Use this space for notary stamp/seal)

[Notary block for Individual]

STATE OF _____)
COUNTY OF _____) ss.

This instrument was acknowledged before me on _____ by _____

Dated: _____



Notary Public
Print Name _____
My commission expires _____

(Use this space for notary stamp/seal)

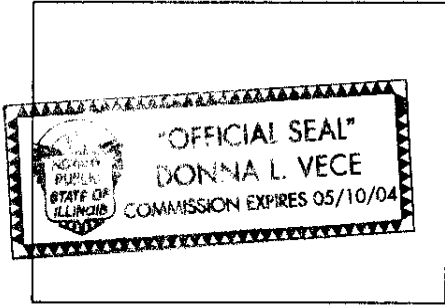
[Notary block for Tenant]

STATE OF Illinois)
COUNTY OF COOK) ss.

I certify that I know or have satisfactory evidence that Rajesh Tank is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as the Executive Director of VoiceStream GSM I Operating Company, LLC, a A Delaware Limited Liability Company, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 6-24-03

UNOFFICIAL COPY



(Use this space for notary stamp/seal)

Donna L. Vece
 Notary Public _____
 Print Name DONNA L. VECE
 My commission expires 5-10-04

Property of Cook County Clerk's Office

UNOFFICIAL COPY

Village of Flossmoor

EXHIBIT D YEARLY RENTS

| | |
|------|-----------|
| 2003 | 24,000.00 |
| 2004 | 24,960.00 |
| 2005 | 25,958.40 |
| 2006 | 26,996.74 |
| 2007 | 28,076.61 |
| 2008 | 29,199.67 |
| 2009 | 30,367.66 |
| 2010 | 31,582.36 |
| 2011 | 32,845.66 |
| 2012 | 34,159.48 |
| 2013 | 35,525.86 |
| 2014 | 36,946.90 |
| 2015 | 38,424.77 |
| 2016 | 39,961.76 |
| 2017 | 41,560.23 |
| 2018 | 43,222.64 |
| 2019 | 44,951.55 |
| 2020 | 46,749.61 |
| 2021 | 48,619.60 |
| 2022 | 50,564.38 |

Property of Cook County Clerk's Office

UNOFFICIAL COPY

Village of Flossmoor

Exhibit "A" to Site Agreement

LEGAL DESCRIPTION OF OWNER'S PROPERTY:

LOT A (EXCEPT THE SOUTH 25 FEET) OF HUMMEL AND HURTT'S RESUBDIVISION OF BLOCK 11 (EXCEPT THE SOUTH 21 FEET) IN THE SUNDIVISION OF 91.76 ACRES OF THE SOUTHEAST 1/4 OF SECTION 1, TOWNSHIP 35 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.



U15812100-017M05

MEMORANDUM OF I.E

REF# CH38-976A

US Recordings

It is agreed by Owner and Voicestream that the actual legal description of Owner's Property will be inserted or corrected, if necessary, and that the actual legal description may be inserted on this Exhibit "A" by Voicestream.