

# UNOFFICIAL COPY



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Doc#: 0502644004  
Eugene "Gene" Moore Fee: \$32.50  
Cook County Recorder of Deeds  
Date: 01/26/2005 11:07 AM Pg: 1 of 5

Site Name: Western Springs Water Tower

Site No: CH60XC309A

PIN No: 18-08-103-009-0000



## MEMORANDUM OF AGREEMENT

This Memorandum of Agreement ("Memorandum") dated December 29<sup>th</sup>, 2004, evidences that a lease was made and entered into by a written Lease Agreement (the "Agreement") dated December 29<sup>th</sup>, 2004, between The Village of Western Springs ("Owner") and SprintCom, Inc., a Kansas Corporation ("Sprint PCS"). The Agreement provides in part that Owner leases to Sprint PCS certain real property owned by Owner and located at 300 48<sup>th</sup> Street, Western Springs, Illinois 60558. County of Cook, together with non-exclusive easements for reasonable access thereto, for placement of an underground grounding system, and for access to the appropriate source of electric and telephone facilities (the "Site"). The Site is further described in Exhibit A attached hereto. *The initial term of this Lease shall be five (5) years commencing on the date upon which both the Owner and the Tenant sign the Lease Agreement (the "Commencement Date"), and terminating at midnight on the last day of the initial term (the "Initial Term"). Subject to Landlord's prior written consent, Tenant shall have the right to extend this Lease for five (5) additional, five (5) year terms (each an "Extended Term").* The parties have executed this Memorandum as of the day and year first above written.

### OWNER

Village of Western Springs  
a(n) \_\_\_\_\_

By: John Krauzik  
Name: JOHN KRAUZIK  
Title: VILLAGE PRESIDENT  
Address: 740 Hillgrove Avenue  
Western Springs, Illinois 60558

SPRINT PCS  
SprintCom, Inc.,  
a Kansas Corporation

By: James G. Meyers  
Name: JAMES G. MEYERS  
Title: AVP-Site Delivery  
Address: 6550 Sprint Parkway  
Overland Park, KS 66251

See Exhibit B1 for continuation of Owner signatures

Attach Exhibit A - Site Description

Owner Initials: \_\_\_\_\_

Sprint PCS Initials: \_\_\_\_\_

Prepared by: LCC International, Inc. 800 N. Roosevelt  
Road, Building A, Suite 218, Glen Ellyn, IL 60137

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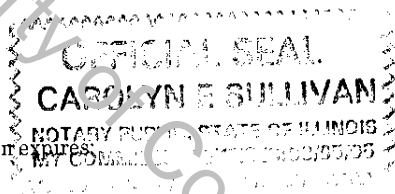
### OWNER NOTARY BLOCK:

STATE OF \_\_\_\_\_

COUNTY OF \_\_\_\_\_

The foregoing instrument was (choose one)  attested or  acknowledged before me this 21st day of DECEMBER, 2004, by (choose one)  JOHN KRAVLIK as an individual,  \_\_\_\_\_, as \_\_\_\_\_ of \_\_\_\_\_, a \_\_\_\_\_ corporation, on behalf of the corporation, or  \_\_\_\_\_, partner or agent on behalf of \_\_\_\_\_, a \_\_\_\_\_ partnership.

(AFFIX NOTARIAL SEAL)



My commission expires: \_\_\_\_\_

*Carolyn E. Sullivan*

(OFFICIAL NOTARY SIGNATURE)

NOTARY PUBLIC STATE OF \_\_\_\_\_

CAROLYN E. SULLIVAN

(PRINTED, TYPED OR STAMPED NAME OF NOTARY)

COMMISSION NUMBER: \_\_\_\_\_

### SPRINT PCS NOTARY BLOCK:

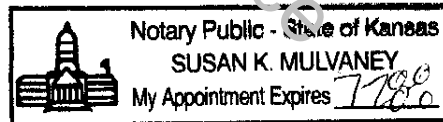
STATE OF Kansas

COUNTY OF Johnson

The foregoing instrument was acknowledged before me this 20 day of December, 2004, by JAMES G. MEYERS, as AVP-Site Delivery SprintCom, Inc., a Kansas Corporation who executed the foregoing instrument on behalf of the partnership.

(AFFIX NOTARIAL SEAL)

My commission expires: \_\_\_\_\_



(OFFICIAL NOTARY SIGNATURE)

NOTARY PUBLIC STATE OF \_\_\_\_\_

*Susan K. Mulvaney*  
(PRINTED, TYPED OR STAMPED NAME OF NOTARY)

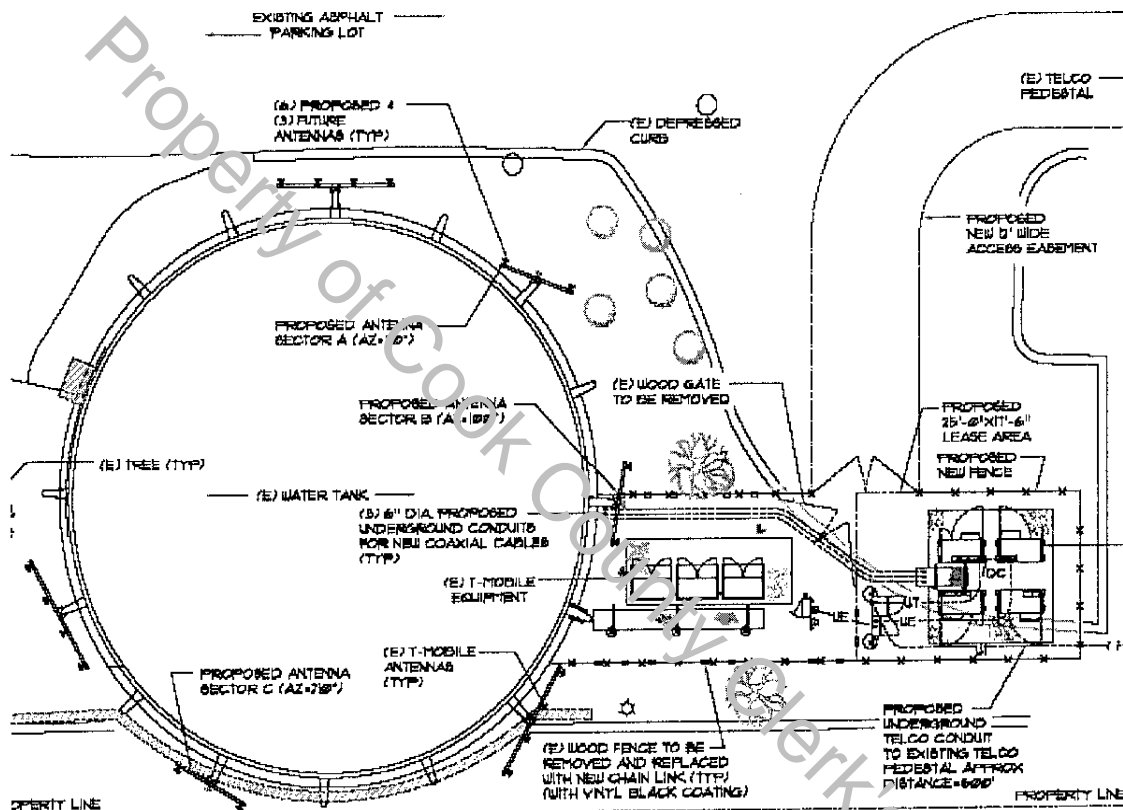
# UNOFFICIAL COPY

SITE NAME: WESTERN SPRINGS WATER TOWERSITE NUMBER: CH60XC309A

## EXHIBIT A To Memorandum of Agreement

### Site Description

Site located at 300 48<sup>th</sup> Street, Western Springs, Illinois 60558. County of Cook, commonly described as follows:

Owner Initials: *W*Sprint PCS Initials: *[Signature]*

Note: Owner and Sprint PCS may, upon mutual agreement of Owner and Sprint PCS, replace this Exhibit with an exhibit setting forth the legal description of the property on which the Site is located and/or an as-built drawing depicting the Site.

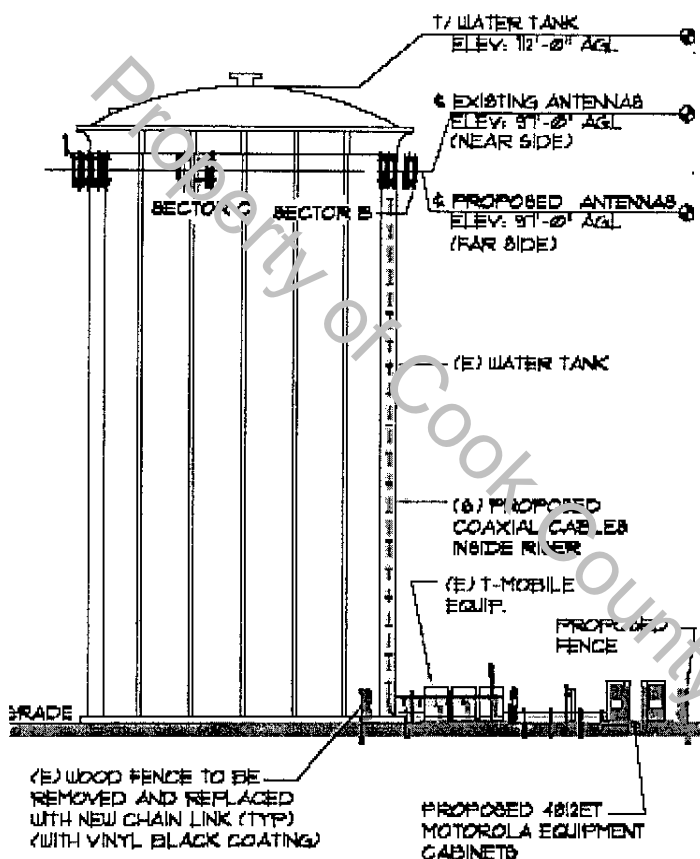
# UNOFFICIAL COPY

SITE NAME: WESTERN SPRINGS WATER TOWERSITE NUMBER: CH60XC309A

## EXHIBIT A To Memorandum of Agreement

### Site Description (continued)

Site located at 300 48<sup>th</sup> Street, Western Springs, Illinois 60558. County of Cook, commonly described as follows:

Owner Initials: *h*Sprint PCS Initials: *J*

**Note:** Owner and Sprint PCS may, upon mutual agreement of Owner and Sprint PCS, replace this Exhibit with an exhibit setting forth the legal description of the property on which the Site is located and/or an as-built drawing depicting the Site.

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SITE NAME: WESTERN SPRINGS WATER TOWERSITE NUMBER: CH60XC309A

## EXHIBIT A (continued) To Memorandum of Agreement

### Site Description

Site located at 300 48<sup>th</sup> Street, Western Springs, Illinois 60558. County of Cook, commonly described as follows:

### Legal Description:

#### LEASE PARCEL

THAT PART OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 8, TOWNSHIP 38 NORTH RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: COMMENCING AT A STEEL PIPE AT THE INTERSECTION OF THE WEST LINE OF THE EAST 890.61 FEET OF SAID NORTHWEST QUARTER AND THE NORTH LINE OF THE SOUTH 33.00 FEET OF THE NORTH HALF OF SAID NORTHEAST QUARTER; THENCE NORTH 87 DEGREES 59 MINUTES 23 SECONDS EAST ALONG SAID NORTH LINE, 74.87 FEET; THENCE SOUTH 2 DEGREES 0 MINUTES 37 SECONDS EAST, PERPENDICULAR TO THE LAST DESCRIBED COURSE, 34.66 FEET TO A POINT OF BEGINNING; THENCE NORTH 87 DEGREES 59 MINUTES 23 SECONDS EAST 27.33 FEET; THENCE SOUTH 47 DEGREES 0 MINUTES 37 SECONDS EAST 5.66 FEET; THENCE SOUTH 2 DEGREES 0 MINUTES 37 SECONDS EAST 12.00 FEET; THENCE SOUTH 87 DEGREES 59 MINUTES 23 SECONDS WEST 28.33 FEET; THENCE NORTH 2 DEGREES 0 MINUTES 37 SECONDS WEST 16.00 FEET TO THE POINT OF BEGINNING IN COOK COUNTY ILLINOIS AND CONTAINING 397 SQUARE FEET THEREIN.

#### ACCESS EASEMENT

THAT PART OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 8, TOWNSHIP 38 NORTH RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: COMMENCING AT A STEEL PIPE AT THE INTERSECTION OF THE WEST LINE OF THE EAST 890.61 FEET OF SAID NORTHWEST QUARTER AND THE NORTH LINE OF THE SOUTH 33.00 FEET OF THE NORTH HALF OF SAID NORTHEAST QUARTER; THENCE NORTH 87 DEGREES 59 MINUTES 23 SECONDS EAST ALONG SAID NORTH LINE, 74.87 FEET; THENCE SOUTH 2 DEGREES 0 MINUTES 37 SECONDS EAST, PERPENDICULAR TO THE LAST DESCRIBED COURSE, 34.66 FEET; THENCE NORTH 87 DEGREES 59 MINUTES 23 SECONDS EAST 21.33 FEET; THENCE SOUTH 47 DEGREES 0 MINUTES 37 SECONDS EAST 5.66 FEET TO A POINT OF BEGINNING; THENCE SOUTH 2 DEGREES 0 MINUTES 37 SECONDS EAST 12.00 FEET; THENCE NORTH 84 DEGREES 19 MINUTES 7 SECONDS EAST 39.91 FEET; THENCE NORTH 87 DEGREES 59 MINUTES 23 SECONDS EAST 703.91 FEET TO A POINT ON THE WEST LINE OF WILLOW SPRINGS ROAD; THENCE NORTH 2 DEGREES 17 MINUTES 10 SECONDS WEST ALONG SAID WEST LINE 2.00 FEET; THENCE SOUTH 87 DEGREES 59 MINUTES 23 SECONDS WEST 703.91 FEET; THENCE SOUTH 84 DEGREES 19 MINUTES 7 SECONDS WEST 39.91 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY ILLINOIS AND CONTAINING 8886 SQUARE FEET THEREIN.

#### UTILITY EASEMENT

THAT PART OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 8, TOWNSHIP 38 NORTH RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: COMMENCING AT A STEEL PIPE AT THE INTERSECTION OF THE WEST LINE OF THE EAST 890.61 FEET OF SAID NORTHWEST QUARTER AND THE NORTH LINE OF THE SOUTH 33.00 FEET OF THE NORTH HALF OF SAID NORTHEAST QUARTER; THENCE NORTH 87 DEGREES 59 MINUTES 23 SECONDS EAST ALONG SAID NORTH LINE, 74.87 FEET; THENCE SOUTH 2 DEGREES 0 MINUTES 37 SECONDS EAST, PERPENDICULAR TO THE LAST DESCRIBED COURSE, 34.66 FEET; THENCE NORTH 87 DEGREES 59 MINUTES 23 SECONDS EAST 14.53 FEET TO A POINT OF BEGINNING; THENCE CONTINUING NORTH 87 DEGREES 59 MINUTES 23 SECONDS EAST 5.66 FEET; THENCE NORTH 84 DEGREES 19 MINUTES 7 SECONDS EAST 39.91 FEET; THENCE NORTH 87 DEGREES 59 MINUTES 23 SECONDS EAST 437.59 FEET; THENCE NORTH 2 DEGREES 0 MINUTES 37 SECONDS WEST 20.00 FEET; THENCE SOUTH 87 DEGREES 59 MINUTES 23 SECONDS WEST 16.00 FEET; THENCE SOUTH 2 DEGREES 0 MINUTES 37 SECONDS EAST 12.00 FEET; THENCE SOUTH 87 DEGREES 59 MINUTES 23 SECONDS WEST 431.27 FEET; THENCE SOUTH 84 DEGREES 19 MINUTES 7 SECONDS WEST 49.88 FEET TO THE POINT OF BEGINNING; ALL IN COOK COUNTY ILLINOIS AND CONTAINING 3945 SQUARE FEET THEREIN.

Owner Initials:   Sprint PCS Initials:   

Note: Owner and Sprint PCS may, upon mutual agreement of Owner and Sprint PCS, replace this Exhibit with an exhibit setting forth the legal description of the property on which the Site is located and/or an as-built drawing depicting the Site.