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WHEN RECORDED RETURN TO:

Jones Day
2727 North Harwood Street
Dallas, TX 75201-1515
Attn: Martha Wach

Doc#: 0628645014 Fee: \$36.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 10/13/2006 11:44 AM Pg: 1 of 7

MEMORANDUM OF TERMINATION OF LEASE

This Memorandum of Termination of Lease (this "**Memorandum**") is executed on the date(s) set forth in the acknowledgment blocks herein, but is effective as of the Effective Date set forth below. This Memorandum is between Federated Retail Holdings, Inc. (formerly known as The May Department Stores Company), successor by merger to Associated Dry Goods Corporation ("**Tenant**"), and Federated Retail Holdings, Inc. (formerly known as The May Department Stores Company), successor by merger to Adcor Realty Corporation ("**Landlord**").

WHEREAS, pursuant to that certain Sub-Lease Agreement dated August 31, 1978, a memorandum or short form of which was recorded as Document 24608035 and filed as Document LR3043384 in the Land Records of Cook County, Illinois (the "**Lease**"), Associated Dry Goods Corporation, a Virginia corporation ("**Original Tenant**"), leased the property more particularly described on Exhibit A attached hereto from Adcor Realty Corporation, a New York corporation ("**Original Landlord**"), and

WHEREAS, Original Tenant merged into The May Department Stores Company, a New York corporation ("**May**"), effective February 1, 1992, and

WHEREAS, Original Landlord merged into May, effective May 30, 1992 (the "**Effective Date**"), and

WHEREAS, May changed its name to Federated Retail Holdings, Inc. on August 30, 2005, and

WHEREAS, Original Tenant and Original Landlord are now the same entity, Federated Retail Holdings, Inc.

NOW, THEREFORE, the undersigned parties hereby give notice that, as of the Effective Date, the Lease terminated in its entirety and is no longer in effect.

8342728 Northbrook

① LGW

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IN WITNESS WHEREOF, the parties have executed this Memorandum to be effective as of the Effective Date.

TENANT:

FEDERATED RETAIL HOLDINGS, INC.
(formerly known as The May Department Stores Company), successor by merger to Associated Dry Goods Corporation

By: *Gary J. Nay*
Gary J. Nay, Vice President

STATE OF New York)
) ss.:
COUNTY OF New York)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Gary J. Nay, personally known to me to be the Vice President of Federated Retail Holdings, Inc., a New York corporation, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that as such Vice President, he signed, sealed and delivered the instrument and caused the corporate seal of said corporation, as his 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 28th day of September, 2006.

Kelly A. Koley
Notary Public
My Commission Expires: July 25, 2010
[Notarial Seal]

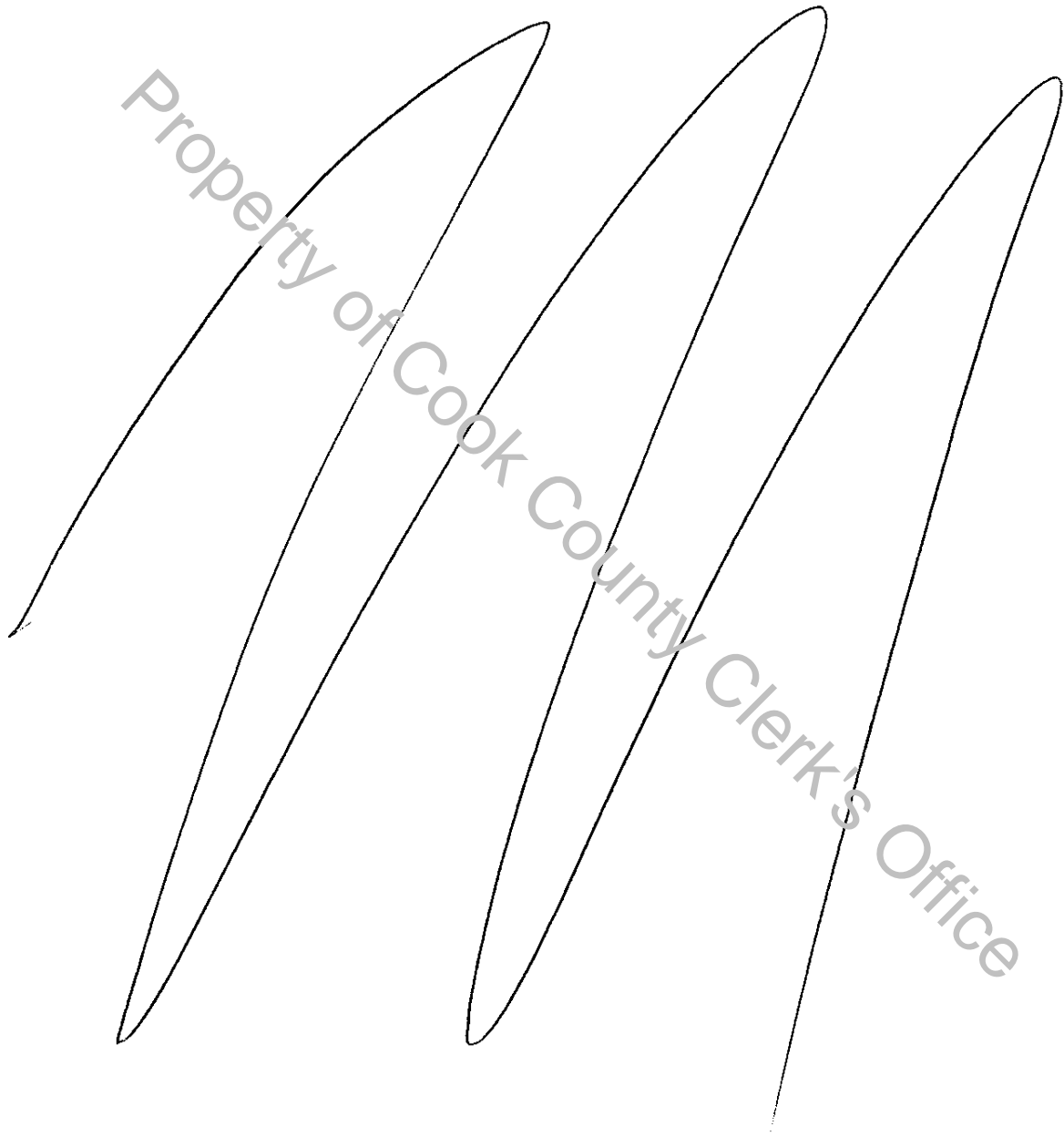
KELLY A. KOLEY
Notary Public, State of New York
No. 01K05031022
Qualified in New York County
Commission Expires July 25, 2010

[Signatures continued on following page.]

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This instrument was prepared by:

Martha Wach
Jones Day
2727 North Harwood Street
Dallas, TX 75201-1515



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EXHIBIT A

DESCRIPTION OF PROPERTY

Parcel 1 :

That part of the north east quarter of Section 3, Township 42 North, Range 12 east of the Third Principal Meridian, described as follows:

Commencing at the north east corner of the north east quarter of Section 3, aforesaid; thence north 89 degrees 56 minutes 42 seconds west along the north line of the north east quarter of Section 3 aforesaid, 155.85 feet; thence south 00 degrees 03 minutes 18 seconds west at right angles thereto 153.93 feet to the point of beginning of land herein described, (for the purposes of this description the points herein referred to as "south" and "west" are measured south along a line perpendicular to the north line of the north east quarter of Section 3 aforesaid through a point in said north line measured west along said north line from the north east corner of said north east quarter of Section 3); thence continue south 00 degrees 03 minutes 18 seconds west, 370.93 feet; thence south 57 degrees 03 minutes 18 seconds west, 61.95 feet; thence south 82 degrees 03 minutes 18 seconds west, 139.81 feet; thence south 37 degrees 03 minutes 18 seconds west, 58.49 feet to a point "624.77 south, 1781.45 west"; thence south 07 degrees 56 minutes 42 seconds east, 84.12 feet to a point "708.07 south, 1769.75 west"; thence south 82 degrees 03 minutes 18 seconds west, 260.26 feet to a point 744.29 south, 2027.48 west"; thence north 07 degrees 56 minutes 42 seconds west, 56.00 feet; thence south 82 degrees 03 minutes 18 seconds west, 42.25 feet; thence north 07 degrees 56 minutes 42 seconds west, 28.00 feet; thence south 82 degrees 03 minutes 18 seconds west, 38.62 feet; thence north 70 degrees 38 minutes 11 seconds west, 118.15 feet; thence south 82 degrees 03 minutes 18 seconds west, 59.32 feet; thence north 29 degrees 56 minutes 42 seconds west, 591.85 feet to its intersection with an arc of a circle convex north easterly, having a radius of 325.0 feet and which is tangent to a line 25.0 feet north easterly (measured at right angles) of and parallel with a line drawn from a point "126.00 south, 2619.00 west" to point "314.00 south, 2160.00 west"; thence south easterly along said arc 99.27 feet to said point of tangency; thence south 67 degrees 40 minutes 18 seconds east along said parallel line 262.30 feet to a point of curve; thence north easterly along said curve, convex south easterly and having a radius of 46.00 feet for a distance of 90.14 feet to a point of tangency with a line 27.00 feet west (measured at right angles) of a line perpendicular to the north line of the north east quarter of Section 3 aforesaid drawn through a point therein 2156.11 feet west (as measured along said north line) of the north east corner thereof (said perpendicular line hereinafter referred to as line "2156.11 west"); thence north 00 degrees 03 minutes 18 seconds east along said parallel line 61.42 feet to a point of curve; thence north westerly along said curve, convex north easterly and having a radius of 57.00 feet for a distance of 53.50 feet to a point in a diagonal line drawn from a point "105.00 south, 2326.55 west" to a point "82.00 south, 1521.25 west"; thence north 88 degrees 25 minutes 09 seconds east along said diagonal line 98.10 feet to its intersection of an arc of a circle north westerly having a radius of 57.00 feet and which is tangent to a line 27.00 feet east (measured at right angles) of and parallel with line "2156.11 west" hereinbefore described; thence south westerly along said arc 50.24 feet to said point of tangency; thence south 00 degrees 03 minutes 18 seconds west along said parallel line 82.35 feet to a point of curve of an arc of a circle convex south westerly and having a radius of

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36.00 feet and which is tangent to a line 25.00 feet north westerly (measured at right angles) of and parallel with a line drawn from a point "314.00 south and 2160.00 west" to a point "186.02 south and 1804.29 west"; thence easterly along said arc 68.98 feet to said point of tangency; thence north 70 degrees 16 minutes 01 seconds east along said parallel line 215.13 feet to a point of curve of an arc convex northerly, having a radius of 462.00 feet and which is tangent to a line 25.00 feet northerly (measured at right angles) of a line drawn from a point "186.02 south, 1804.29 west" to a point "178.00 south, 1523.63 west"; thence easterly along said arc 146.36 feet to said point of tangency; thence north 88 degrees 25 minutes 06 seconds east along said parallel line 179.50 feet to the point of beginning, in Cook County, Illinois.

and

That part of the north east quarter of Section 3, Township 42 North, Range 12 east of the Third Principal Meridian, described as follows:

(for purposes of this description the points herein referred to as "south" and "west" are measured south along a line perpendicular to the north line of the north east quarter of Section 3 aforesaid through a point in said north line measured west along said north line from the north east corner of said north east quarter of Section 3) commencing at the north east corner of the north east quarter of Section 3 aforesaid; thence north 89 degrees 56 minutes 42 seconds west along the north line of the north east quarter of Section 3 aforesaid 2156.11 feet; thence south 00 degrees 03 minutes 18 seconds west at right angles thereto 100.13 feet to the point of beginning of land herein described; (said point of beginning being in a diagonal line drawn from a point "105.00 south, 2326.55 west" to a point "82.00 south, 1527.25 west"); thence north 88 degrees 25 minutes 9 seconds east along said diagonal line 47.76 feet; thence north 00 degrees 03 minutes 18 seconds east, 0.06 feet to a point in the south line of property described in deed recorded in the Recorder's Office of Cook County, Illinois as Document No. 23033339; thence south 88 degrees 23 minutes 57 seconds west along said south line 98.10 feet; thence south 00 degrees 03 minutes 18 seconds west, 0.03 feet to a point in the diagonal line hereinbefore described; thence north 88 degrees 25 minutes 09 seconds east along said diagonal line 50.34 feet to the point of beginning, in Cook County, Illinois.

Parcel 2:

Nonexclusive easements appurtenant to and for the benefit of Parcel 1 for the use of the completed portions of the common area; operation, maintenance, reconstruction and repair of the common area; parking; access (except as to Ring Road) abutment of Mall and the Lord and Taylor building; utilities, maintenance, repair or reconstruction of facilities and structures; construction, reconstruction, erection, and maintenance of footings, foundations, supports, canopies, roof and building overhangs, awnings, alarm bells, signs, lights and lighting devices and other similar appurtenances as created and defined by that certain operating agreement dated June 17, 1975 and recorded June 24, 1975 as Document number 23126333 and re-recorded September 11, 1975 as Document 23219179 and re-recorded January 9, 1976 as Document 23349231 and filed November 18, 1975 as LR 2841284 and as amended by "First Amendment to Operating Agreement" executed February 16, 1976 by and among Homart Development Co., a Delaware corporation, Sears Roebuck and Co., a New York corporation, Adcor Realty Corporation, a corporation of New York and Carter Hawley Hale Stores, Inc., a California

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corporation, and recorded March 4, 1976 as Document 23406570 and filed April 2, 1976 as LR 2862028 which amendment was corrected by an instrument executed by the above parties April 5, 1976 and recorded May 7, 1976 as Document 23477882 and re-recorded May 20, 1976 as Document 23492076 and filed May 20, 1976 as LR 2870558 by and among Adcor Realty Corporation, Sears Roebuck And Co., Homart Development Co., and Carter Hawley Hale Stores, Inc. in, over, upon and under the shopping center site as shown in the plat attached to the aforesaid Operating Agreement (except as to that part falling in Parcel 1), in Cook County, Illinois.

Property Tax Number: 04-03-200-007-0000

Property Address: 1455 Lake Cook Road, Northbrook, IL 60062