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PREPARED BY:
Lee V. Rollins
2401 West White Oaks Drive
Springfield, Illinois 62704

Doc#: 0828444058 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 10/10/2008 01:42 PM Pg: 1 of 3

WHEN RECORDED MAIL TO:
Lee V. Rollins
2401 West White Oaks Drive
Springfield, Illinois 62704

SPACE ABOVE THIS LINE FOR RECORDER'S USE ONLY

MEMORANDUM OF LEASEHOLD INTEREST

This memorandum of lease is entered into on this the 1 day of OCTOBER, 2008 by and between Ro-Ja Building Corporation ("Lessor"), an Illinois Corporation, and H F H Building Corporation ("Lessee"), an Illinois Corporation, on certain real property described in attached exhibit "A".

Lessor and Lessee wish to record this Memorandum of Leasehold Interest and have known certain facts about the lease. Lessor and Lessee certify, attest, and state the following:

1. Ro-Ja Building Corporation is the lawful holder of title to certain property which has been encumbered by a Ground Lease entered into with H F H Building Corporation, dated August 1, 2007;
2. H F H Building Corporation, is the current Lessee under the Ground Lease;
3. The term of the Ground Lease will continue at least until December 31, 2028 unless there is a default under the terms of said Ground Lease.
4. H F H Building Corporation is not currently in default under the terms of the Ground Lease.
5. H F H Building Corporation has the right under the Ground Lease to enter into a Leasehold Mortgage on the property.

Further, Ro-Ja Building Corporation agrees as follows:

- A. The lessor consents to the Leasehold Mortgage from H F H Building Corporation as Mortgagor to SBGC as Mortgagee and consents to the assignment of the Leasehold Mortgage by SBGC to SBA.
- B. No cancellation or modification of the Ground Lease will be permitted without the written approval of SBGC or SBA.
- C. SBGC or SBA has the right to acquire the Leasehold at foreclosure sale or by assignment and the right of reassignment of the Leasehold Estate and may sublease consistent with their lien position.
- D. SBGC or SBA has the right to receive hazard insurance proceeds in the event of damage to the improvements and the right to share in the proceeds of any condemnation of the property in proportion to the value the improvements bears to the value of the land consistent with their lien position.

Further, Ro-Ja Building Corporation agrees that it will give SBGC or SBA notice of any default under the Ground Lease, at least 90 days to cure the default and in the event of default under its Leasehold Mortgage adequate time for foreclosure.

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EXHIBIT "A"

THE SOUTH 260.00 FEET OF THE NORTH 330.00 FEET OF THE EAST 233.46 FEET OF THE WEST 495.17 FEET OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 6, TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, NORTH OF THE INDIAN BOUNDARY LINE, IN COOK COUNTY ILLINOIS.

COMMONLY KNOWN AS: 7151 W. 183RD STREET, TINLEY PARK, ILLINOIS 60477

PIN: 31-06-100-015-0000

Property of Cook County Clerk's Office

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IN WITNESS WHEREOF, Lessor and Lessee have executed this Memorandum of Leasehold interest as of the day and year aforesaid.

LESSOR: RO-JA BUILDING CORPORATION

BY: James W Hirsch
ITS: President

DATE: 10/01/08

STATE OF ILLINOIS)
) SS:
COUNTY OF COOK)

I, Lus E Chavez, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY, that James W Hirsch personally known to me to be the President of Ro-Ja Building Corporation and _____ personally known to me to be the _____ of Ro-Ja Building Corporation, whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered said Instrument of writing and caused the seal of said Corporation to be thereunto affixed, pursuant to the authority given by the Board of Directors of said Corporation as their free and voluntary act and as the free and voluntary act of said Corporation, for the uses and purposes set forth.

GIVEN under my hand and Notarial

Seal this 1st day of October, 2008.

Lus E Chavez
NOTARY PUBLIC



LESSOR: H F H BUILDING CORPORATION

BY: James C Hirsch
ITS: PRESIDENT

DATE: 10/01/08

STATE OF ILLINOIS)
) SS:
COUNTY OF COOK)

I, Lus E Chavez, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY, that James C Hirsch personally known to me to be the President of H F H Building Corporation and _____ personally known to me to be the _____ of H F H Building Corporation, whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered said Instrument of writing and caused the seal of said Corporation to be thereunto affixed, pursuant to the authority given by the Board of Directors of said Corporation as their free and voluntary act and as the free and voluntary act of said Corporation, for the uses and purposes set forth.

GIVEN under my hand and Notarial

Seal this 1st day of October, 2008.

Lus E Chavez
NOTARY PUBLIC

