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09036944

07/01/12 02:00 Page 1 of 5
1999-11-03 16:09:55
Cook County Recorder 29.50



09036944

283

JR CCP 2236 DEC

REQUESTED BY:

prepared by a...

AFTER RECORDATION RETURN TO:

FIRST AMERICAN TITLE INSURANCE COMPANY
5775 Glenridge Avenue, NE
Atlanta, Georgia 30328
Attn: Amy Greipp

RETURN BY: MAIL (X) PICK UP ()

Bakers Square #20206/LaGrange, Cook County, Illinois

MEMORANDUM OF LEASE

THIS MEMORANDUM OF LEASE is made as of October 28, 1999, by and between **CNL-BB CORP.**, a Florida corporation with principal office and place of business at 400 E. South Street, Suite 500, Orlando, Florida 32801 ("Landlord"), and **VICORP RESTAURANTS, INC.**, a Colorado corporation, with a mailing address of 400 West 48th Avenue, Denver, Colorado 80216 ("Tenant").

In consideration of TEN AND NO/100 DOLLARS (\$10.00) and other valuable consideration paid by Tenant to Landlord and the mutual covenants contained in that certain Lease Agreement between the parties hereto dated on even date herewith (hereinafter called the "Lease"), Landlord has leased and does hereby lease to Tenant, and Tenant has hired and does hereby hire from Landlord, upon the terms and conditions set forth in said Lease, the real property more particularly described in Exhibit "A" attached hereto and made a part hereof (the "Premises").

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The term of the Lease is fifteen (15) years commencing on the date hereof and ending on October 27, 2014. Said Lease provides for options to renew for one (1) successive ten (10) year term and two (2) successive five (5) year terms (to be exercised in the order stated). Tenant shall not allow any mechanic's lien or similar type of lien to be filed against the Premises. Tenant has the first right of refusal to purchase the Premises during the term of the Lease and any renewals or extensions thereof upon the terms and conditions set forth in the Lease.

[Signatures on Next Page]

Property of Cook County Clerk's Office

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IN WITNESS WHEREOF, Landlord and Tenant have caused this Memorandum of Lease to be executed and sealed as of the date first above written.

Signed, Sealed and Delivered
in the presence of:

"LANDLORD"

CNL-BB CORP., a Florida corporation

Bonnie P. Burgess
Name: Bonnie P. Burgess

By: [Signature]
Robert A. Bourne, as President

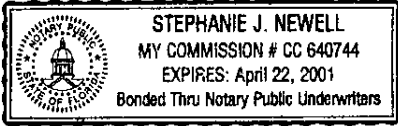
Lisa M. Fannin
Name: Lisa M. Fannin

STATE OF FLORIDA
COUNTY OF Orange

The foregoing instrument was acknowledged before me this 24 day of October, 1999, by **Robert A. Bourne, as President of CNL-BB CORP.**, a Florida corporation, on behalf of the corporation.

(NOTARY SEAL)

Stephanie J. Newell
Notary Public, State of Florida



Printed Name: _____
Notary Commission No. _____
My Commission Expires: _____

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"TENANT"

09036944

VICORP RESTAURANTS, INC., a
Colorado corporation

Stanley Ereckson, Jr.
Name: Stanley Ereckson, Jr.

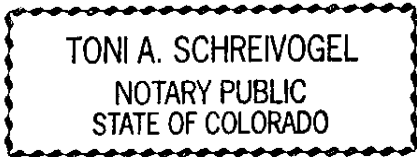
Gary F. Burke
Name: Gary F. Burke

By: Charles R. Frederickson
Name: Charles R. Frederickson
As Its: President

STATE OF COLORADO
COUNTY OF DENVER

The foregoing instrument was acknowledged before me this 25th day of October, 1999, by
Charles R. Frederickson as President of VICORP RESTAURANTS, INC., a Colorado
corporation, on behalf of the corporation.

(NOTARY SEAL)



Toni A. Schreivogel
Notary Public, State of Colorado

Printed Name: Toni A. Schreivogel
Notary Commission No. n/a
My Commission Expires: 8/25/2002

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EXHIBIT "A"

Legal Description of the Premises

09036944

Bakers Square #20206/LaGrange, Cook County, Illinois

LOTS 12, 13, 14, 15 AND 16 IN BLOCK 4, ALBERT ANDERSON'S SUBDIVISION OF THE NORTH 25 ACRES OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 9, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

18-09-307-019

18-09-307-020

18-09-307-021

18-09-307-022

18-09-307-023

942 S. LaGrange Rd
LaGrange, IL