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AFTER RECORDING, RETURN TO:

Harry E. DeBruyn, Atty.
DeBruyn, Taylor and DeBruyn Ltd.
15252 S. Harlem Avenue
Orland Park, IL 60462



Doc#: 1102826601 Fee: \$44.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 01/28/2011 11:32 AM Pg: 1 of 5

PROPERTY ADDRESS:

15100 S. Harlem Avenue
Orland Park, IL 60462

PERMANENT INDEX NUMBER:

27-13-205-002-0000

TERMINATION OF LEASE

Property of Cook County Clerk's Office

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INT ✓

Attorneys' Title Guaranty Fund, Inc.
1 S. Wacker Rd., STE 2400
Chicago, IL 60606
Attn: Search Department

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TERMINATION OF LEASE

THIS AGREEMENT is made this 28th day of December, 2010 by and between True North Energy, LLC, a Delaware limited liability company ("True North") and Henry Kamp and Grace Kamp, Trustees under the provisions of a Self Declaration of Trust dated February 9, 1995, ("Landlord").

WHEREAS, Catalina Construction Corporation, an Illinois corporation, and Shell Oil Company, a Delaware corporation entered into a Lease, dated January 24, 1978; a memorandum of which was entered April 19, 1978 and recorded in the Cook County Recorder of Deeds, Doc. 24 660 708; an Agreement Supplementing Lease, dated February 16, 1979 and recorded in the Cook County Recorder of Deeds, Doc. #24860549; an Agreement Amending Lease, dated July 29, 1993; and an Memorandum of Lease, dated September 9, 1993.

WHEREAS, on June 18, 1998, Shell Oil Company, a Delaware corporation and Equilon Enterprises, LLC, a Delaware limited liability company, entered into an Assignment of Lease, dated June 19, 1998, and recorded in the Cook County Recorder of Deeds on April 5, 1999, Doc. 99323266, 4161/0337 04 001;

WHEREAS, on July 9, 2003, Henry and Grace Kemp and Equilon Enterprises LLC, a Delaware limited liability company, entered into an Agreement Amending Lease, dated July 9, 2003;

WHEREAS, on March 8, 2010, Equilon Enterprises LLC d/b/a Shell Oil Products US, a Delaware corporation ("Shell"), and True North Energy, LLC entered into an Assignment and Assumption of Lease, dated March 17, 2010 and recorded in the Cook County Recorder of Deeds, Doc# 1007641031 for the real property located at 15100 S. Harlem, Orland Park, Illinois and further legally described on Exhibit A attached hereto ("Property"); and

WHEREAS, the parties hereto are now desirous of terminating their respective obligations under said Lease.

NOW, THEREFORE, it is mutually covenanted and agreed by and between the Landlord and True North that in consideration of the mutual assent of the parties hereto and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, and the payment of the sum of Forty-three Thousand Six and 66/100 Dollars (\$43,006.66) toward the real estate taxes for the year 2010 (January through October), it is agreed that said Lease is hereby cancelled, and of no further force and effect from and after November 1, 2010, and Landlord does hereby release, indemnify and agree to hold Tenant harmless from any and all

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obligations arising at or from the Property which arise after November 1, 2010. The parties acknowledge that the calculation of the real estate taxes for 2010 is based upon the taxes paid in 2009 and in the event the actual taxes are greater than those assessed in 2009, Tenant shall reimburse Landlord for its prorated amount (January through October) of the increase within thirty days of receipt of an invoice therefor.

IN WITNESS WHEREOF, the parties hereto have set their hands the day and year first above written.

HENRY KAMP AND GRACE KAMP
LIVING TRUST DTD. FEBRUARY 8, 1995

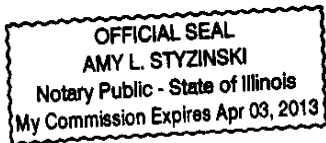
Henry Kamp
Henry Kamp, Co-Trustee

Grace Kamp
Grace Kamp, Co-Trustee

STATE OF ILLINOIS)
) ss:
COUNTY OF COOK)

The foregoing instrument was executed before me this 28th day of December, 2010 by Henry Kamp and Grace Kamp, Co-Trustees of the Self Declaration of Trust dated February 9, 1995.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal on the day and year aforesaid.



Amy L. Styzinski
Notary Public - State of Illinois

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TENANT:

True North Energy, LLC,

By: The Lyden Company, Member

By: _____

W. G. Lyden, III, CEO

STATE OF Ohio)

COUNTY OF Franklin) ss:

The foregoing instrument was executed before me this 28 day of December, 2010 by W.G. Lyden, III, CEO of The Lyden Company, an Ohio corporation, as Member of True North Energy, LLC, a Delaware limited liability company, on behalf of the company.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal on the day and year aforesaid

Notary Public - State of _____

This Instrument Prepared by:
Patricia G. Lyden, Esq.
Lyden, Liebenthal & Chappell, Ltd.
5470 Main Street, Suite 300
Sylvania, OH 43560



PATRICIA G. LYDEN
Notary Public, State of Ohio
My Commission Has No Expiration
Section 147.03 ORC

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Exhibit "A"

A tract of land being part of Lot 4 in Silver Lake Gardens Unit 8, being a subdivision of part of the East $\frac{1}{2}$ of the Northeast $\frac{1}{4}$ of Section 13, Township 36 North, Range 12 East of the Third Principal Meridian, in Cook County, Illinois.

Beginning at the Northeast corner of said Lot 4; thence South 00 degrees 00 minutes 00 seconds West, along the Easterly line of said Lot 4, a distance of 175.00 feet to the Southeast corner of said Lot 4; thence South 89 degrees 49 minutes 13 seconds West, along the Southerly line of said Lot 4, a distance of 175.00 feet; thence North 00 degrees 00 minutes 00 seconds East, a distance of 175.00 feet to a point on the Northerly line of said Lot 4; thence North 89 degrees 49 minutes 13 seconds East, along said Northerly line, a distance of 175.00 feet to the point of beginning, containing 30,625 square feet or 0.70 acres, more or less.

Office of Cook County Clerk's Office