



PREPARED BY:
PATTERSON, ROLLINS & KURTZ, LLC
R. Bruce Patterson
2401 West White Oaks Drive
Springfield, Illinois 62704

Doc#: 1206231110 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/02/2012 04:14 PM Pg: 1 of 2

WHEN RECORDED MAIL TO:
PATTERSON, ROLLINS & KURTZ, LLC
R. Bruce Patterson
2401 West White Oaks Drive
Springfield, Illinois 62704

SPACE ABOVE THIS LINE IS FOR RECORDERS USE ONLY
MEMORANDUM OF INTER-CREDITOR AGREEMENT

PARVENU, LLC, (hereinafter referred to as "Grantor"), has given a mortgage to secure a loan made by FIRST MIDWEST BANK, (hereinafter referred to as "Bank"), who maintains an office at 725 WAUKEGAN ROAD DEERFIELD, Illinois. Grantor has also given a mortgage to secure a loan made by Small Business Growth Corporation, (hereinafter referred to as "SBGC"), who maintains an office at 2401 West White Oaks Drive, Springfield, IL 62704, assigned to the UNITED STATES SMALL BUSINESS ADMINISTRATION, (hereinafter referred to as "SBA"), of the same address, which creates a lien junior to Bank's on the Grantor's property. SBGC's mortgage recorded on February 29, 2012 in the amount of \$ 235,000.00 creates a lien on real estate in COOK County located at 3161-3163 N. ELSTON AVE CHICAGO, Illinois, and legally described as:

SEE ATTACHED EXHIBIT "A"

This Memorandum of Inter-Creditor Agreement, is made and recorded to provide notice of the inter-creditor agreement, titled the Third Party Lender Agreement, between the Bank and SBA and provides, among other things, certain limitations and restrictions upon Bank's rights and remedies set forth in its loan and mortgage and is binding upon its successors in interest.

IN TESTIMONY WHEREOF, the said SMALL BUSINESS GROWTH CORPORATION has caused these presents to be duly executed by its officers, attested, and affixed with its corporate seal.

SMALL BUSINESS GROWTH CORPORATION

2/29/12
Date

By: [Signature]
Phil Maton, Chief Credit Officer

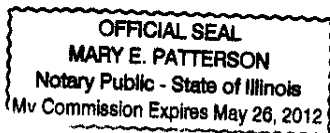
Attest: [Signature]

STATE OF ILLINOIS)
) SS:
COUNTY OF SANGAMON)

I, MARY E. PATTERSON, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY, that Phil Maton, who is 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 he signed and delivered the said Instrument as his own free and voluntary act for the uses and purposes therein set forth.

GIVEN under my hand and seal this 29 day of February, 2012.

Mary E. Patterson
NOTARY PUBLIC



UNOFFICIAL COPY

EXHIBIT "A"

PARCEL 1:

LOTS 26, 27 AND 28 IN NISSEN'S SUBDIVISION OF PART OF THE LOT 1 IN RICHON BAUERMEISTERS SUBDIVISION OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

A NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 AS CREATED BY DECLARATION OF EASEMENTS, COVENANTS, RESTRICTIONS AND PARTY WALL RIGHTS DATED AUGUST 11, 1987 AND RECORDED MARCH 10, 1988 AS DOCUMENT 88102951 FROM BANK OF RAVENSWOOD, AS TRUSTEE, UNDER TRUST NO. 258706 TO ANGELO ARANDJELOVIC FOR THE PURPOSE OF GRANTING A PERMANENT EASEMENT FOR THE PERMANENT MAINTAINING OF THE BUILDING PRESENTLY LOCATED OVER THE FOLLOWING DESCRIBED LAND: EAST 1.5625 FEET OF LOT 25 IN NISSEN'S SUBDIVISION OF PART OF THE LOT 1 IN RICHON BAUERMEISTERS SUBDIVISION OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 3161-3163 NORTH ELSTON AVENUE, CHICAGO, ILLINOIS 60618
PIN: 13-25-200-037-0000

Property of Cook County Clerk's Office