

# UNOFFICIAL COPY



## MEMORANDUM OF LEASE

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Karen A. Yarbrough RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
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(The Above Space for Recorders Use Only)

HIS MEMORANDUM OF LEASE ("Memorandum") is made as of December 1st, 2012 (the "Effective Date") by and between CHICAGO TITLE LAND TRUST COMPANY, not individually but solely as successor Trustee to NORTH STAR TRUST COMPANY, not individually but solely as successor Trustee to Colonial Bank & Trust Company under a certain Trust Agreement dated the 14<sup>th</sup> day of December, 1987, and known as Trust No. 1250 (hereinafter referred to as the "Landlord"), and U.S. BANK NATIONAL ASSOCIATION, a national banking association, the successor in interest to First Colonial Bankshares Corporation (hereinafter referred to as the "Tenant").

### RECITALS

- A. Landlord owns certain real property located in the City of Elk Grove Village, County of Cook, State of Illinois, more particularly described on the attached Exhibit A ("Premises"). Tenant desires to lease the Premises from Landlord.
- B. Landlord and Tenant have entered into that certain Lease (the "Lease"), dated of even date herewith, whereby Landlord has leased to Tenant the Premises.
- C. Landlord and Tenant wish to execute this Memorandum and record the same in the county in which the Premises are located.

NOW, THEREFORE, for valuable consideration, the sufficiency of which is hereby acknowledged, the parties agree as follows:

1. Demise. Landlord hereby grants to Tenant a leasehold interest in and to the Premises under the terms and conditions set forth in the Lease.
2. Term; Options to Renew. The Term of the Lease shall commence on the Effective Date and end on January 31, 2023, unless sooner terminated or extended as set forth in the Lease. Tenant shall have the right, at its option, to extend the Term for two (2) consecutive periods of ten (10) years each, each upon the same terms and conditions as set forth in the Lease.

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3. Termination of Existing Memorandum of Lease. That certain Memorandum of Lease between Landlord and Tenant dated January 15, 1988, and filed of record in the County Recorder's Office of Cook County as Document No. 88-005206, that certain Memorandum of Lease between Landlord and Tenant dated July 5, 1988, and filed of record in the County Recorder's Office of Cook County as Document No. 3678939, and that certain Amended and Restated Memorandum of Lease dated April 10, 2003 and filed of record in the County Recorder's Office of Cook County as Document No. 0311345115, are hereby terminated and of no further force and effect.

4. Incorporation of Lease Terms. All of the terms, covenants and conditions of the Lease and any amendments made from time to time thereto are incorporated in this Memorandum by reference as fully as if they had been set forth in this Memorandum. All capitalized words used but not defined herein have the definitions given them in the Lease.

5. No Modification. Notwithstanding the foregoing, nothing contained or set forth in this Memorandum shall modify the Lease or be deemed to create or grant any rights, liabilities or obligations of or to any party or third parties other than as specifically set forth in the Lease. In the event of any conflict between this Memorandum and the Lease, the terms and conditions of the Lease shall control.

*[Remainder of page intentionally left blank. Signature and acknowledgment pages follow.]*





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## EXHIBIT A

### LEGAL DESCRIPTION

Lot 2 in Rohlwing Grove Unit 1-A, being a Subdivision in the Southwest 1/4 of Section 31, Township 41 North, Range 11 East of the Third Principal Meridian, according to the Plat thereof registered in the office of the Registrar of Titles of Cook County, Illinois on February 23, 1978, as Document No. 3000930.

Permanent Index No. 08-31-400-019 (commonly known as 1100 West Devon, Elk Grove Village, Illinois)