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This Document Prepared by:

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**When Recorded, Return to and
Mail Subsequent Tax Statements to:**

Orion Venture XII North, LLC,
a Florida limited liability company
c/o Orion Investment and Management Ltd. Corp.
200 S. Biscayne Blvd., Sixth Floor
Miami, Florida 33131-5310

Doc#: 1535744077 Fee: \$46.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 12/23/2015 04:09 PM Pg: 1 of 5

737682015

MEMORANDUM OF ASSIGNMENT AND ASSUMPTION OF LEASE

THIS MEMORANDUM OF ASSIGNMENT AND ASSUMPTION OF LEASE ("*Memorandum*") is effective as of December 17, 2015 (the "*Effective Date*"), between CNL APF PARTNERS, LP, a Delaware limited partnership, whose address is c/o GE Capital, Franchise Finance, 8377 East Hartford Drive, Suite 200, Scottsdale, Arizona 85255 ("*Assignor*"), and ORION VENTURE XII NORTH, LLC, a Florida limited liability company, whose address is c/o Orion Investment and Management Ltd. Corp., 200 S. Biscayne Blvd., Sixth Floor, Miami, Florida 33131-5310 ("*Assignee*").

A. Assignor is the landlord under the lease described on the attached *Exhibit A* (together with any amendments, supplements, assignments or similar documents described on *Exhibit A*, the "*Lease*"), between Assignor, as landlord, and the tenant described on *Exhibit A* (the "*Tenant*"), whereby Assignor leased to Tenant the real property more particularly described on *Exhibit B* (the "*Premises*"), as evidenced by that certain Memorandum of Lease dated October 28, 1999, and recorded November 3, 1999, as Document No. 09036942, in the office of the Recorder of Cook County, Illinois.

B. Assignor and Assignee have entered into an Assignment and Assumption of Lease ("*Agreement*"), of even date herewith, pursuant to which Assignor has assigned its interest in the Lease to Assignee.

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IN WITNESS WHEREOF, Assignor and Assignee have executed this Memorandum as of the Effective Date.

ASSIGNOR:

CNL APF PARTNERS, LP, a Delaware limited partnership

By: CNL APF GP, LLC, a Delaware limited liability company, its sole general partner

By: *Debra Gordon*
Printed Name: Debra Gordon
Its Authorized Signatory

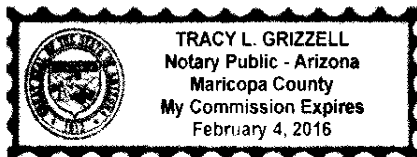
WITNESSES:

Debra Mitchell
Print Name: Debra Mitchell

Sandra Williams
Print Name: Sandra Williams

STATE OF ARIZONA)
COUNTY OF MARICOPA)

The foregoing instrument was acknowledged before me this 9th day of December, 2015, by Debra Gordon who is personally known to me, as the Vice President of CNL APF GP, LLC, a Delaware limited partnership, the sole general partner of CNL APF Partners, LP, a Delaware limited partnership, on behalf of the limited partnership.



Tracy L. Grizzell
Name: Tracy L. Grizzell
Notary Commission No. n/a
My Commission Expires: 2/4/16

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[Signature]
 Print Name: Hyunmin Choi
[Signature]
 Print Name: Magaly Rubiera Menocal

ASSIGNEE:

ORION VENTURE XII NORTH, LLC, a Florida limited liability company

By: **ORION VENTURE XII MM, LLC**, its Manager

[Signature]
 Printed Name: Joseph A. Sanz
 Its Manager

STATE OF FLORIDA)
)ss.
 COUNTY OF MIAMI DADE)

The foregoing instrument was acknowledged before me this 10TH day of December, 2015, by JOSEPH A. SANZ who is personally known to me, as the Manager of Orion Venture XII MM, LLC, the Manager of Orion Venture XII North LLC, a Florida limited liability company, on behalf of the limited liability company.

[Signature]
 Name: _____
 Notary Commission No. _____
 My Commission Expires: _____



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EXHIBIT A LEASE DESCRIPTION

Lease Agreement dated October 28, 1999 and Rent Addendum dated October 28, 1999, by and between CNL APF Partners, LP, a Delaware limited partnership, as landlord, and VICORP Restaurants, Inc., a Colorado corporation, as tenant, the landlord's interest being assigned by deed transfer to CNL Funding 2000-A, LP, a Delaware limited partnership, as amended by Lease Modification Agreement dated February 1, 2009, the tenant's interest being assigned pursuant to Assignment and Assumption Agreement and Landlord Consent dated March 31, 2009 to American Blue Ribbon Holdings, LLC, a Delaware limited partnership, the landlord's interest being further assigned pursuant to Omnibus Assignment and Assumption of Leases and Contracts dated June 26, 2013 to CNL APF Partners, LP, a Delaware limited partnership, as amended by Second Amendment to Lease Agreement dated February 23, 2015

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EXHIBIT B LEGAL DESCRIPTION OF THE PREMISES

PIN: 30-32-307-006-0000 Vol. 230

The Property is commonly known as 3545 Ridge Road, Lansing, Illinois and is legally described as follows:

LOTS 21, 22, 23 AND 24 IN AXTELL'S ADDITION TO LANSING, A SUBDIVISION OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 32, TOWNSHIP 36 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.