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Doc#: 1615456038 Fee: \$72.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/02/2016 09:35 AM Pg: 1 of 13

**THIS DOCUMENT PREPARED BY
AND AFTER RECORDING RETURN
TO:**

Sheppard Mullin Richter &
Hampton, LLP
70 West Madison Street
Suite 4800
Chicago, Illinois 60602
Terrence E. Budny, Esq.



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NINTH MODIFICATION OF LOAN DOCUMENTS

THIS NINTH MODIFICATION OF LOAN DOCUMENTS (this "Agreement") is dated March 3, 2016, to be effective as of December 8, 2015, by and among **FIRST AMERICAN SELF STORAGE GROUP, L.L.C.**, an Illinois limited liability company ("Borrower"), **RJB-II LIMITED PARTNERSHIP**, an Illinois limited partnership ("Co-Owner"), **RONALD J. BENACH, WAYNE MORETTI and MAX PLZAK** (each individually, "Guarantor", and collectively, "Guarantors"), and **THE PRIVATEBANK AND TRUST COMPANY**, an Illinois chartered bank, its successors and assigns ("Lender").

Recitals

A. Lender has heretofore made a loan ("Loan") to Borrower in the maximum principal amount of FIVE MILLION FOUR HUNDRED THOUSAND AND 00/100 DOLLARS (\$5,400,000.00) pursuant to the terms and conditions of a Loan Agreement dated as of May 7, 2008, between Borrower and Lender, as amended by a Modification of Loan Documents dated as of May 7, 2009 and recorded with the Recorder of Deeds of Cook County, Illinois (the "Recorder") on July 17, 2009 as document no. 0919833033 (the "Modification"), a Second Modification of Loan Documents dated June 22, 2010, to be effective May 7, 2010 and recorded with the Recorder on August 4, 2010 as document no. 1021633074 (the "Second Modification"), a Third Modification of Loan Documents dated September 23, 2010, to be effective August 7, 2010 and recorded with the Recorder on October 29, 2010 as document no. 1030233047 (the "Third Modification"), a Fourth Modification of Loan Documents dated September 12, 2012, to be effective August 7, 2012 (the "Fourth Modification"), a Fifth Modification of Loan Documents dated December 27, 2012, to be effective November 30, 2012 (the "Fifth Modification"), a Sixth Modification of Loan Documents dated as of February 15, 2013, and recorded with the Recorder on May 9, 2013 as document no. 1312912026 (the "Sixth Modification"), a Seventh Modification of Loan Documents dated September 23, 2014 to be effective August 15, 2014, and recorded with the Recorder on October 9, 2014 as document no. 1428219001 (the "Seventh Modification"), and an Eighth Modification of Loan Documents dated September 18, 2015, to be effective as of August 15, 2015 (together with the Modification,

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the Second Modification, the Third Modification, the Fourth Modification, the Fifth Modification, the Sixth Modification and the Seventh Modification, the “Modifications”) among Borrower, Co-Owner, Guarantors and Lender (the “Loan Agreement”, all terms not otherwise defined herein having the meanings set forth in the Loan Agreement), and as evidenced by an Amended and Restated Promissory Note dated February 15, 2013, in the principal amount of \$5,400,000.00 made payable by Borrower to the order of Lender (the “Note”). The current principal balance of the Loan is \$4,571,078.00.

B. The Note is secured by, among other things, (i) that certain Construction Mortgage, Security Agreement, Assignment of Rents and Leases and Fixture Filing dated May 7, 2008 from Borrower and Co-Owner to Lender and recorded with the Recorder on May 12, 2008 as document no. 0813341069, as amended by the Modifications (the “Mortgage”), which Mortgage encumbers the real property and all improvements thereon legally described on Exhibit A hereto (“Property”), (ii) that certain Assignment of Rents and Leases dated May 7, 2008, from Borrower and Co-Owner to Lender and recorded with the Recorder on May 12, 2008 as document no. 0813341070, as amended by the Modifications (the “Assignment of Leases”); (iii) that certain Environmental Indemnity Agreement dated May 7, 2008 from Borrower and Guarantors to Lender, as amended by the Modifications (the “Indemnity Agreement”); (iv) that certain Guaranty of Payment dated May 7, 2008 from Guarantors to Lender, as amended by the Modifications (the “Guaranty”); and (v) certain other loan documents (the Loan Agreement, the Note, the Mortgage, the Assignment of Leases, the Indemnity Agreement, the Guaranty and the other documents evidencing, securing and guarantying the Loan, in their original form and as amended, are sometimes collectively referred to herein as the “Loan Documents”).

C. Borrower, Lender and Guarantors desire to amend the Loan Documents in accordance with the provisions of this Agreement.

Agreements

NOW, THEREFORE, in consideration of (i) the facts set forth hereinabove (which are hereby incorporated into and made a part of this Agreement), (ii) the agreements by Lender to modify the Loan Documents, as provided herein, (iii) the covenants and agreements contained herein, and (iv) for other good and valuable consideration, the receipt, adequacy and sufficiency of which are hereby acknowledged, the parties hereby agree as follows:

1. **Extension of Maturity Date.** The Maturity Date of the Loan is hereby extended from December 8, 2015 to December 8, 2017. All references in the Loan Agreement, Note, Mortgage and the other Loan Documents to the Maturity Date, or to December 8, 2015 as the maturity date of the Loan, shall be deemed references to December 8, 2017, as the Maturity Date of the Loan.

2. **Amendments to Note.** The Note is amended as follows:

(a) Section 4.1(b) is deleted, and the following is inserted in its place:

“(b) On each January 1, April 1, July 1 and October 1 of each year during the term of the Loan, Borrower shall pay Lender an installment payment of principal in the amount of \$115,000.00.”

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(b) Section 4.1(d) is deleted, and the following is inserted in its place:

“(d) “Maturity Date” means December 8, 2017.”

3. **Representations and Warranties of Borrower.** Borrower hereby represents, covenants and warrants to Lender as follows:

(a) The representations and warranties of Borrower in the Loan Agreement, the Amended and Restated Note and the other Loan Documents are true and correct in all material respects as of the date hereof.

(b) There is currently no Event of Default (as defined in the Loan Agreement) under the Loan Agreement, the Amended and Restated Note, the Mortgage or the other Loan Documents, and to the actual knowledge of Borrower there is no event or circumstance which with the giving of notice or passing of time, or both, would constitute an Event of Default under the Loan Agreement, the Amended and Restated Note, the Mortgage or the other Loan Documents.

(c) The Loan Documents are in full force and effect and, following the execution and delivery of this Agreement, they continue to be the legal, valid and binding obligations of Borrower enforceable in accordance with their respective terms, subject to limitations imposed by general principles of equity.

(d) Borrower does not own, operate or manage any property except the Property and the Other Property (as defined in the Mortgage).

(e) There has been no material adverse change in the financial condition of Borrower or any other party whose financial statement has been delivered to Lender in connection with the Loan from the date of the most recent financial statement received by Lender.

(f) As of the date hereof, Borrower has no, and hereby irrevocably waives all, claims, counterclaims, defenses, or set-offs with respect to the Loan and the Loan Documents as modified herein.

(g) Borrower has the requisite power and authority to execute and deliver this Agreement and to perform the Loan Documents as modified herein. The execution and delivery of this Agreement, and the performance of the Loan Documents as modified herein, have been duly authorized by all requisite action by or on behalf of Borrower. This Agreement has been duly executed and delivered on behalf of Borrower.

4. **Representations and Warranties of Co-Owner.** Co-Owner hereby represents, covenants and warrants to Lender as follows:

(a) The representations and warranties of Co-Owner in the Mortgage and Assignment of Leases are true and correct in all material respects as of the date hereof.

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(b) There is currently no Event of Default (as defined in the Mortgage) under the Mortgage or the Assignment of Leases, and to the actual knowledge of Co-Owner there is no event or circumstance which with the giving of notice or passing of time, or both, would constitute an Event of Default under the Mortgage or Assignment of Leases.

(c) The Mortgage and Assignment of Leases are in full force and effect and, following the execution and delivery of this Agreement, they continue to be the legal, valid and binding obligations of Co-Owner enforceable in accordance with their respective terms, subject to limitations imposed by general principles of equity.

(d) There has been no material adverse change in the financial condition of Co-Owner since the date of the most recent financial statement of the Co-Owner received by Lender.

(e) As of the date hereof, Co-Owner has no, and hereby irrevocably waives all, claims, counterclaims, defenses, or set-offs with respect to the Loan, the Mortgage and the Assignment of Leases as modified herein.

(f) Co-Owner has the requisite power and authority to execute and deliver this Agreement and to perform the Mortgage and Assignment of Leases as modified herein. The execution and delivery of this Agreement and the performance of the Mortgage and Assignment of Leases as modified herein have been duly authorized by all requisite action by or on behalf of Co-Owner. This Agreement has been duly executed and delivered on behalf of Co-Owner.

5. **Representations, Warranties and Covenants of Guarantors.** Each Guarantor hereby represents, warrants and covenants, with respect to himself only, to Lender as follows:

(a) The representations and warranties of such Guarantor in the Indemnity Agreement and the Guaranty are true and correct in all material respects as of the date hereof.

(b) There is currently no Event of Default (as defined in the Loan Agreement) under the Indemnity Agreement or the Guaranty, and such Guarantor does not know of any event or circumstance which with the giving of notice or passing of time, or both, would constitute any such Event of Default.

(c) The Indemnity Agreement and the Guaranty are in full force and effect and, following the execution and delivery of this Agreement, they continue to be the legal, valid and binding obligations of such Guarantor, enforceable in accordance with their respective terms, subject to limitations imposed by general principles of equity.

(d) There has been no material adverse change in the financial condition of such Guarantor from the date of his most recent financial statement received by Lender.

(e) As of the date hereof, such Guarantor has no, and hereby irrevocably waives all, claims, counterclaims, defenses, or set-offs with respect to the Indemnity Agreement and the Guaranty.

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(f) This Agreement has been duly executed and delivered on behalf of such Guarantor.

6. **Reaffirmation of Guaranty and Indemnity Agreement.** Each Guarantor ratifies and reaffirms the Guaranty and the Indemnity Agreement and agrees that the Guaranty and the Indemnity Agreement are in full force and effect following the execution and delivery of this Agreement and the modification of the Guaranty pursuant to this Agreement.

7. **Expenses.** As a condition precedent to the agreements contained herein, Borrower shall pay all out-of-pocket costs and expenses incurred by Lender in connection with this Agreement, including, without limitation, title charges, recording fees, appraisal fees and attorneys' fees and expenses, and a loan fee in the amount of \$22,855.39.

8. **Miscellaneous.**

(a) This Agreement shall be governed by and construed in accordance with the laws of the State of Illinois.

(b) This Agreement shall not be construed more strictly against Lender than against Borrower, Co-Owner or Guarantors merely by virtue of the fact that the same has been prepared by counsel for Lender, it being recognized that Borrower, Co-Owner, Guarantors and Lender have contributed substantially and materially to the preparation of this Agreement, and Borrower, Co-Owner, Guarantors and Lender each acknowledge and waive any claim contesting the existence and the adequacy of the consideration given by the other in entering into this Agreement. Each of the parties to this Agreement represents that it has been advised by its or his respective counsel of the legal and practical effect of this Agreement, and recognizes that it or he is executing and delivering this Agreement intending thereby to be legally bound by the terms and provisions thereof, of its or his own free will, without promises or threats or the exertion of duress upon it or him. The signatories hereto state that they have read and understand this Agreement, that they intend to be legally bound by them and that they expressly warrant and represent that they are duly authorized and empowered to execute them.

(c) Notwithstanding the execution of this Agreement, the same shall not be deemed to constitute Lender a venturer or partner of or in any way associated with Borrower, Co-Owner or Guarantors nor shall privity of contract be presumed to have been established with any third party.

(d) Borrower, Co-Owner, Guarantors and Lender each acknowledge that there are no other understandings, agreements or representations, either oral or written, express or implied, that are not embodied in the Loan Documents, this Agreement and the Note, which collectively represent a complete integration of all prior and contemporaneous agreements and understandings of Borrower, Co-Owner, Guarantors and Lender; and that all such prior understandings, agreements and representations are hereby modified as set forth in this Agreement. Except as expressly modified hereby, the terms of the Loan Documents are and remain unmodified and in full force and effect.

(e) This Agreement shall bind and inure to the benefit of the parties hereto and their respective heirs, executors, administrators, successors and assigns.

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(f) Any references to the "Loan Agreement", the "Mortgage", the "Note" or the "Loan Documents" contained in any of the Loan Documents shall be deemed to refer to the Loan Agreement, the Mortgage, the Note and the other Loan Documents as amended hereby. The paragraph and section headings used herein are for convenience only and shall not limit the substantive provisions hereof. All words herein which are expressed in the neuter gender shall be deemed to include the masculine, feminine and neuter genders. Any word herein which is expressed in the singular or plural shall be deemed, whenever appropriate in the context, to include the plural and the singular.

(g) This Agreement may be executed in one or more counterparts, all of which, when taken together, shall constitute one original Agreement.

(h) Time is of the essence of each of Borrower's, Co-Owner's and Guarantors' obligations under this Agreement.

SIGNATURE PAGE FOLLOWS

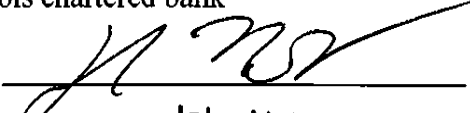
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IN WITNESS WHEREOF, the parties hereto have executed this Agreement dated as of the day and year first above written.

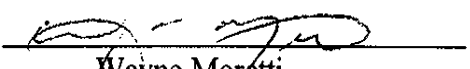
LENDER:

THE PRIVATEBANK AND TRUST COMPANY,
an Illinois chartered bank

By: 
Name: Jake Noble
Title: Managing Director

BORROWER:


FIRST AMERICAN SELF STORAGE GROUP,
L.L.C., an Illinois limited liability company

By: 
Wayne Moretti
Its Manager


CO-OWNER:

RJB-II LIMITED PARTNERSHIP, an Illinois
limited partnership

By: RJB-II Corporation, an Illinois corporation,
its General Partner

By: 
Wayne Moretti
Its Vice President

GUARANTORS:


Ronald J. Benach


Wayne Moretti


Max Plzak

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EXHIBIT A

LEGAL DESCRIPTION

PARCEL 1:

LOT 1 (EXCEPT THE NORTH 2 ½ ACRES AND EXCEPT THE EAST 40 FEET THEREOF) IN SUPERIOR COURT COMMISSIONER'S PARTITION OF THE LANDS OF THE MINNA CARLE ESTATE IN SECTION 9, TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 15, 1939 AS DOCUMENT NUMBER 12272132, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

LOT 2 (EXCEPT THAT PART CONVEYED TO ILLINOIS TOLLWAY COMMISSION BY WARRANTY DEED DATED AUGUST 16, 1957 AND RECORDED OCTOBER 14, 1957 AS DOCUMENT NUMBER 17037291) IN SUPERIOR COURT COMMISSIONER'S PARTITION (MADE IN CASE 34S18200) OF LANDS OF MINNA CARLE ESTATE (EXCEPT THAT PART THEREOF TAKEN BY CONDEMNATION IN CASE NO. 95L50192), IN SECTION 9, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 15, 1939 AS DOCUMENT NUMBER 12272132, IN COOK COUNTY, ILLINOIS.

PARCEL 3:

THAT PART OF THE SOUTH ½ OF THE SOUTHWEST ¼ OF THE SOUTHEAST ¼ OF SECTION 9, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE EAST LINE OF SAID SOUTHWEST ¼ OF SOUTHEAST ¼ OF SECTION 9, WHICH IS 690.00 FEET SOUTH OF THE NORTH LINE OF THE SOUTH ½ OF THE NORTH ½ OF THE SOUTHWEST ¼ OF THE SOUTHEAST ¼ OF SECTION 9; THENCE SOUTH 302.72 FEET ALONG THE EAST LINE OF SAID SOUTHWEST ¼; THENCE WEST, 650.89 FEET TO A POINT ON THE EAST LINE OF THE WEST ½ OF THE SOUTHWEST ¼ OF THE SOUTHEAST ¼ WHICH IS 992.07 FEET SOUTH OF SAID NORTH LINE OF THE SOUTH ½ OF THE NORTH ½ OF THE SOUTHWEST ¼ OF THE SOUTHEAST ¼ OF SAID SECTION 9; THENCE NORTH TO A POINT 690.00 FEET SOUTH OF SAID NORTH LINE OF THE SOUTH ½ OF THE NORTH ½ OF THE SOUTHWEST ¼ OF THE SOUTHEAST ¼; THENCE EAST TO THE PLACE OF BEGINNING.

OTHERWISE KNOWN AS:

LOT 3 IN THE SUPERIOR COURT COMMISSIONER'S PARTITION OF THE LANDS OF THE MINNA CARLE ESTATE IN SECTION 9, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF

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RECORDED FEBRUARY 15, 1939 AS DOCUMENT NUMBER 12272132, EXCEPT THAT PART THEREOF CONVEYED TO THE ILLINOIS STATE TOLL HIGHWAY COMMISSION BY WARRANTY DEED DATED SEPTEMBER 7, 1957 AND RECORDED AS DOCUMENT NO. 17071229 AND EXCEPT THAT PART THEREOF TAKEN BY CONDEMNATION IN CASE NO. 95L50192, IN COOK COUNTY, ILLINOIS.

PARCEL 4:

THAT PART OF THE EAST $\frac{1}{2}$ OF THE SOUTHEAST $\frac{1}{4}$ OF SECTION 9, TOWNSHIP 41 NORTH RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT A POINT IN THE SOUTH LINE OF SAID SECTION 9, 10 CHAINS (660.00 FEET) WEST OF THE SOUTHEAST CORNER OF THE SOUTHEAST $\frac{1}{4}$ OF SAID SECTION 9; THENCE WEST 10 CHAINS (660.00 FEET) TO THE SOUTHWEST CORNER OF THE EAST $\frac{1}{2}$ OF SAID SOUTHEAST $\frac{1}{4}$ OF SECTION 9 AFORESAID; THENCE NORTH 4.65 CHAINS (306.90 FEET); THENCE EAST 10 CHAINS (660.00 FEET), THENCE SOUTH TO THE POINT OF BEGINNING (EXCEPTING FROM SAID TRACT THAT PART THEREOF FALLING WITHIN A TRACT OF LAND DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF THE SOUTHEAST $\frac{1}{4}$ OF THE AFORESAID SECTION 9, THENCE WEST 828.21 FEET ALONG THE SOUTH LINE OF THE AFORESAID SECTION 9, FOR A POINT OF BEGINNING; THENCE CONTINUING WEST 303.17 FEET ALONG THE AFORESAID SOUTH LINE OF SECTION 9; THENCE NORTHERLY 310.55 FEET ON A CURVED LINE, SAID CURVE BEING TO THE LEFT AND HAVING A RADIUS OF 11,309.16 FEET, WHOSE TANGENT FORMS AN ANGLE OF 99 DEGREES 39 MINUTES 05 SECONDS TO THE RIGHT OF THE AFORESAID SOUTH LINE OF SECTION 9 EXTENDED; THENCE EASTERLY 433.75 FEET ALONG A LINE WHICH MAKES AN ANGLE OF 81 DEGREES 55 MINUTES 18 SECONDS TO THE RIGHT OF THE TANGENT OF THE AFORESAID CURVED LINE, EXTENDED; THENCE SOUTHERLY 284.26 FEET ALONG A LINE WHICH MAKES AN ANGLE OF 92 DEGREES 47 MINUTES 33 SECONDS TO THE RIGHT OF THE AFORESAID EASTERLY LINE, EXTENDED; THENCE WESTERLY 164.11 FEET ALONG A LINE WHICH MAKES AN ANGLE OF 87 DEGREES 00 MINUTES 04 SECONDS TO THE RIGHT OF THE AFORESAID SOUTHERLY LINE, EXTENDED; THENCE SOUTHERLY 30.56 FEET ON A CURVED LINE; SAID CURVE BEING TO THE RIGHT AND HAVING A RADIUS OF 11,609.16 FEET, TO THE POINT OF BEGINNING; AND EXCEPTING FROM SAID TRACT THAT PART THEREOF FALLING WITHIN A TRACT OF LAND DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF THE SOUTHEAST $\frac{1}{4}$ OF THE AFORESAID SECTION 9, THENCE WEST 10 CHAINS ALONG THE SOUTH LINE OF THE AFORESAID SECTION 9, FOR A POINT OF BEGINNING ; THENCE NORTHERLY 34.13 FEET ALONG A LINE WHICH MAKES AN ANGLE OF 91 DEGREES 37 MINUTES 24 SECONDS TO THE RIGHT OF THE AFORESAID SOUTH LINE OF SECTION 9, EXTENDED; THENCE WESTERLY 164.11 FEET ALONG A LINE WHICH MAKES AN ANGLE OF 92 DEGREES 59 MINUTES 56 SECONDS TO THE LEFT OF THE AFORESAID NORTHERLY LINE, EXTENDED; THENCE SOUTHERLY 30.56 FEET ON A CURVED LINE, SAID CURVE BEING TO THE RIGHT AND HAVING A RADIUS OF 11,609.16 FEET, WHOSE TANGENT FORMS AN ANGLE OF 79 DEGREES 22 MINUTES 32 SECONDS TO THE LEFT OF THE AFORESAID

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WESTERLY LINE, EXTENDED; THENCE EASTERLY 168.21 FEET ALONG A LINE, TO THE POINT OF BEGINNING; AND EXCEPTING FROM SAID TRACT THAT PART THEREOF FALLING WITHIN A TRACT OF LAND DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF THE SOUTHEAST $\frac{1}{4}$ OF THE AFORESAID SECTION 9; THENCE WEST 1,131.38 FEET ALONG THE SOUTH LINE OF THE AFORESAID SECTION 9, FOR A POINT OF BEGINNING; THENCE CONTINUING WEST 189.48 FEET ALONG THE AFORESAID SOUTH LINE OF SECTION 9; THENCE NORTHERLY 306.90 FEET ALONG THE WEST LINE OF THE EAST $\frac{1}{2}$ OF THE SOUTHEAST $\frac{1}{4}$ OF THE AFORESAID SECTION 9; THENCE EAST 50.02 FEET ALONG A LINE WHICH MAKES AN ANGLE OF 88 DEGREES 30 MINUTES 40 SECONDS TO THE RIGHT OF THE LAST DESCRIBED LINE EXTENDED; THENCE SOUTH 251.91 FEET ALONG A LINE WHICH MAKES AN ANGLE OF 91 DEGREES 29 MINUTES 20 SECONDS TO THE RIGHT OF THE LAST DESCRIBED LINE EXTENDED; THENCE SOUTHEASTERLY 50 FEET ALONG A LINE WHICH MAKES AN ANGLE OF 45 DEGREES 45 MINUTES 25 SECONDS TO THE LEFT OF THE LAST DESCRIBED LINE EXTENDED; THENCE EASTERLY 109.48 FEET ALONG A LINE WHICH MAKES AN ANGLE OF 47 DEGREES 00 MINUTES 00 SECONDS TO THE LEFT OF THE LAST DESCRIBED LINE EXTENDED; THENCE SOUTHERLY ALONG A CURVED LINE 23.06 FEET, SAID CURVE BEING TO THE RIGHT AND HAVING A RADIUS OF 11,309.16 FEET TO THE POINT OF BEGINNING), ALL IN COOK COUNTY, ILLINOIS.

PIN(S): 09-09-401-064-0000
 09-09-402-009-0000
 09-09-402-010-0000
 09-09-402-012-0000

Address: 2200 East Golf Road
 Des Plaines, Illinois

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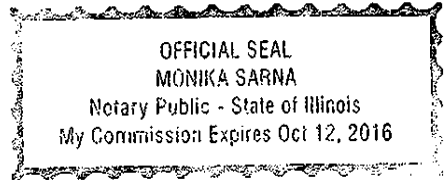
STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Jake Noble, MD of The PrivateBank and Trust Company, an Illinois chartered bank, 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 (she) signed and delivered said instrument as his (her) own free and voluntary act for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 9th day of March 2016.

Monika Sarna
NOTARY PUBLIC
(SEAL)

My commission expires 10/12/16



STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that Wayne Moretti, the Manager of First American Self Storage Group, L.L.C., an Illinois limited liability company, who is personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Manager, appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his own free and voluntary act and as the free and voluntary act of said limited liability company, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 8th day of March, 2016.

Kathy Brush
NOTARY PUBLIC
(SEAL)


My commission expires 07/24/16
OFFICIAL SEAL
KATHY BRUSH
NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES 07/24/16

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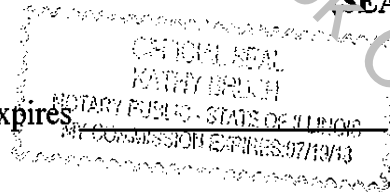
STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that Wayne Moretti, the Vice President of RJB-II Corporation, an Illinois corporation, the General Partner of RJB-II Limited Partnership, an Illinois limited partnership, who is personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Vice President, appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his own free and voluntary act and as the free and voluntary act of said corporation as such General Partner, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 8th day of March, 2016.



NOTARY PUBLIC
(SEAL)



My commission expires

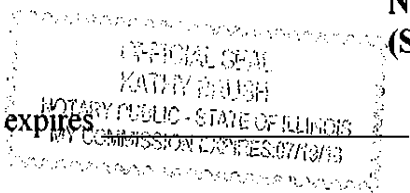
STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that Ronald J. Benach, 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 Notarial Seal this 8th day of March, 2016.



NOTARY PUBLIC
(SEAL)



My commission expires

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STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

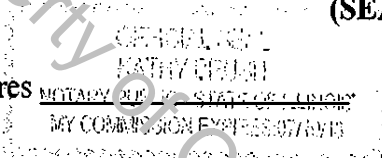
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that Wayne Moretti, who is personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his own free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 8th day of March, 2016.



NOTARY PUBLIC
(SEAL)


My commission expires



STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that Max Plzak, 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 Notarial Seal this 8th day of March, 2016.



NOTARY PUBLIC
(SEAL)

My commission expires

