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AFTER RECORDING, RETURN TO:

TITLE SERVICES, INC.
610 E. ROOSEVELT ROAD
SUITE 201
WHEATON, IL 60187

Recording requested by, and
~~after recording, return to:~~
Prepared by:
David Barsky, Esq.
Krooth & Altman LLP
1850 M Street, NW, Suite 400
Washington, D.C. 20036
(202) 293-8200



Doc# 2028247027 Fee \$93.00

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EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 10/08/2020 10:55 AM PG: 1 OF 4

MEMORANDUM OF LEASE

THIS MEMORANDUM OF LEASE ("Memorandum of Lease") is executed as of September 1, 2020 by and between **FOREST VILLA PROPERTY, LLC**, a limited liability company organized and existing under the laws of Illinois ("**Lessor**"), and **ELEVATE CARE NORTH BRANCH, LLC**, a limited liability company organized and existing under the laws of Illinois ("**Lessee**").

RECITALS

WHEREAS, Lessor and Lessee entered into that certain Lease Agreement dated as of September 30, 2020, and all addendums or amendments thereto (collectively, the "**Lease**"), covering certain land as more particularly described in Exhibit A attached hereto and incorporated herein by this reference and improved with a skilled nursing facility, together with Lessor's easements and appurtenants in adjoining and adjacent land, highways, roads, streets lands, whether public or private, reasonably required for the installation, maintenance, operation and service of sewer, water, gas, power and other utility lines and for driveways and approaches to and from abutting highways for the use and benefit of the above-described parcel of real estate located at 6840 West Touhy Avenue, Niles, Illinois 60714.

WHEREAS, Lessor and Lessee desire to record notice of the lease as amended in the public records of Cook County, Illinois.

NOW THEREFORE, in consideration of the foregoing, Lessor and Lessee hereby declare as follows:

1. Demise. Lessor hereby leases the Property to Lessee and Lessee hereby leases the property from Lessor, subject to the terms, covenants and conditions contained in the Lease, as amended.
2. Expiration Date. The term of the Lease ("**Term**") commences on October 1, 2020 and shall run to September 30, 2030, unless sooner terminated or extended as provided in the Lease.

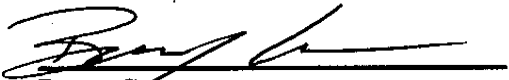
[SIGNATURE PAGES FOLLOW]

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SIGNATURE PAGE TO MEMORANDUM OF LEASE

IN WITNESS WHEREOF, the undersigned have executed this instrument as of the day and year first above written.

FOREST VILLA PROPERTY, LLC,
an Illinois limited liability property


By: 
Name: Barry Carr
Title: Manager

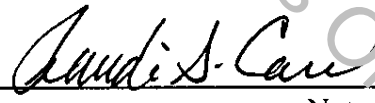
Property of Cook County Clerk's Office

ACKNOWLEDGMENT

STATE OF ILLINOIS)
) ss:
COUNTY OF COOK)

On this 26th day of August, 2020, before me, the undersigned, a Notary Public in and for said State, personally appeared Barry Carr, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, and that by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.

[SEAL] 


Notary Public

My Commission Expires: April 29, 2024

[SIGNATURE PAGES CONTINUE]

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SIGNATURE PAGE TO MEMORANDUM OF LEASE

IN WITNESS WHEREOF, the undersigned have executed this instrument as of the day and year first above written.

LESSEE:

ELEVATE CARE NORTH BRANCH, LLC,
an Illinois limited liability company

By: 
Name: Meir Meystel
Title: Authorized Signatory

Property of Cook County Clerk's Office

ACKNOWLEDGMENT

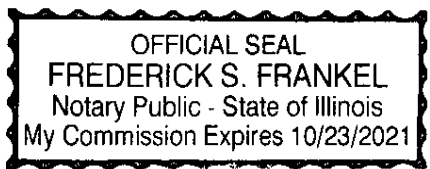
STATE OF ILLINOIS)
) ss:
COUNTY OF COOK)

On this 5th day of Sept, 2020, before me, the undersigned, a Notary Public in and for said State, personally appeared Meir Meystel, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, and that by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.

[SEAL]


Notary Public

My Commission Expires: 10/23/21



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EXHIBIT A

LEGAL DESCRIPTION

PARCEL 1:

THAT PART OF LOT 5, LYING SOUTHWESTERLY OF A LINE DESCRIBED AS: BEGINNING 140.00 FEET SOUTH OF THE NORTHWEST CORNER OF SAID LOT 5 AND RUNNING SOUTHEASTERLY TO A POINT IN THE SOUTHERLY LINE OF SAID LOT, A DISTANCE OF 350.15 FEET EASTERLY OF THE INTERSECTION OF THE SOUTHERLY LINE PRODUCED WEST TO THE WEST LINE OF SAID LOT 5 IN THE CIRCUIT COURT PARTITION OF LOT 2 IN THE WILLIAM WEST AND OTHERS SUBDIVISION OF PART OF LOT 1 AND LOT 18 OF THE ASSESSOR'S DIVISION OF THE SOUTHWEST QUARTER OF SECTION 30 AND LOT 8 OF THE ASSESSOR'S DIVISION OF JANE MIRANDA'S RESERVE; ALSO LOT 11 OF THE ASSESSOR'S DIVISION OF THE SOUTHWEST QUARTER OF SECTION 30, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THAT PART LYING NORTH OF TOUHY AVENUE AND LYING WESTERLY OF A LINE DESCRIBED AS: BEGINNING AT A POINT IN THE NORTHERLY LINE OF HEREAFTER DESCRIBED LOT 14, A DISTANCE OF 350.15 FEET EASTERLY OF THE INTERSECTION OF SAID NORTHERLY LINE PRODUCED WESTERLY TO THE WESTERLY LINE OF LOT 5 IN CIRCUIT COURT COMMISSIONER'S SUBDIVISION OF LOT 2 IN HEREAFTER DESCRIBED WILLIAM WEST AND OTHERS SUBDIVISION; THENCE SOUTHERLY IN A STRAIGHT LINE FORMING AN ANGLE OF 90 DEGREES, 14 MINUTES WITH SAID NORTHERLY LINE OF SAID LOT 14 (TURNED EAST TO SOUTHERLY) OF THE FOLLOWING DESCRIBED LAND TAKEN AS A TRACT, TO WIT: LOT 9 (EXCEPT THE WESTERLY 25 FEET THEREOF), ALL OF LOTS 10 TO 14 IN WILLIAM WEST AND OTHERS SUBDIVISION OF PART OF LOT 1 AND LOT 18 OF THE ASSESSOR'S DIVISION OF THE SOUTHWEST FRACTIONAL QUARTER OF SECTION 30 AND LOT 8 IN JANE MIRANDA'S RESERVATION IN SECTION 30, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPTING FROM SAID PREMISES THAT PART FALLING IN TOUHY AVENUE), ALL IN COOK COUNTY, ILLINOIS.

PERMANENT REAL ESTATE INDEX NUMBER(S): 10-30-317-030-0000 (PARCEL 1) AND 10-30-317-044-0000 (PARCEL 2)

COMMON ADDRESS: 6840 W. TOUHY AVENUE, NILES, ILLINOIS 60714