



Doc# 2229457001 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 10/21/2022 09:27 AM PG: 1 OF 5

MEMORANDUM OF ASSIGNMENT AND ASSUMPTION OF LEASE

THIS MEMORANDUM AND ASSIGNMENT OF LEASE (this "*Memorandum*") is made and entered into effective as of October 19, 2022 (the "*Effective Date*"), by and among MGH HILLSIDE LLC, an Illinois limited liability company ("*Lessor*"), AMERIGAS PROPANE, L.P., a Delaware limited partnership ("*Lessee*"), and MONOMOY PROPERTIES HILLSIDE IL, LLC, a Delaware limited liability company ("*Assignee*"). Lessor, Lessee and Assignee agree to and acknowledge the following matters:

1. Leased Premises. Lessor and Lessee entered into that certain Lease Agreement dated as of September 28, 2018, as amended by that certain Amended and Restated Lease Agreement dated as of August 19, 2022 and effective as of October 1, 2023 (collectively, the "*Lease*"), pursuant to which Lessor leased to Lessee, and Lessee leased from Lessor, subject to the terms, covenants and conditions contained therein, the leased premises located at 4158 Division Street, Hillside, Cook County, Illinois 60162 (the "*Leased Premises*"), and legally described on Exhibit A attached hereto and incorporated herein by this reference. Lessor is the owner of the Leased Premises.

2. Term. The term of the Lease commenced on October 1, 2018 and will expire on September 30, 2026.

3. Assignment. Lessee and Assignee entered into that certain Assignment and Assumption of Lease dated as of the Effective Date (the "*Assignment*"), pursuant to which Lessee sold, assigned and transferred all of Lessee's right, title and interest in, under and to the Lease and Assignee accepted the foregoing assignment and assumed Lessee's duties and obligations under the Lease arising after the Effective Date.

4. Ratification of Lease. Lessor expressly ratifies, adopts, approves, confirms and declares the Lease to be a binding and enforceable obligation of Lessor.

5. Successors and Assigns. The conditions and provisions hereof shall inure to the benefit of and shall be binding upon Lessor, Lessee, Assignee and their respective personal representatives, successors and assigns and shall run with the land.

6. Recording. This Memorandum shall be recorded in Cook County, Illinois, in lieu of recording the Lease.

7. Counterparts. This Memorandum may be signed in counterparts, each of which shall be deemed an original and all of which when taken together shall constitute one instrument.

8. No Alteration of Lease. This Memorandum does not alter the terms and conditions of the Lease.

UNOFFICIAL COPY

[Signature page follows]

COOK COUNTY CLERK OFFICE
RECORDING DIVISION
118 N. CLARK ST. ROOM 120
CHICAGO, IL 60602-1387

Property of Cook County Clerk's Office

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118 N. CLARK ST. ROOM 120
CHICAGO, IL 60602-1387

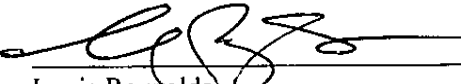
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CHICAGO, IL 60602-1387

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IN WITNESS WHEREOF, the parties hereto have executed this Memorandum effective as of the Effective Date.

LESSOR:

MGH HILLSIDE LLC,
an Illinois limited liability company

By: 
Name: Louis Reynolds
Title: Authorized Representative

STATE OF New Jersey)
) SS.:
COUNTY OF Bergen)

On this 17th day of October, 2022, before the undersigned, a Notary Public, duly commissioned, qualified and acting, within and for said County and State, personally appeared Louis Reynolds, the Authorized Representative of MGH HILLSIDE LLC, an Illinois limited liability company, and were duly authorized in their respective capacity/capacities to execute the foregoing instrument(s) for and in the name and behalf of said limited liability company, and further stated and acknowledged that they had so signed, executed, and delivered said foregoing instrument for the consideration, uses, and purposes therein mentioned and set forth.



Notary Public

After recording return to:
Polsinelli PC
900 W. 48th Place, Suite 900
Kansas City, Missouri 64112
Attn: Brook Bailey

RYAN A. NORVATH
NOTARY PUBLIC OF NEW JERSEY
My Commission Expires July 16, 2026

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Exhibit A To Memorandum and Assignment of Lease

Legal Description

AND SITUATED IN THE COUNTY OF COOK AND STATE OF ILLINOIS DESCRIBED AS;

THAT PART OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF SAID EAST HALF OF SAID SOUTHEAST QUARTER WHERE IT BISECTS THE SOUTHERLY LINE OF THE RIGHT OF WAY OF THE CHICAGO, MADISON AND NORTHERN RAILROAD; THENCE EASTERLY ALONG SAID SOUTHERLY LINE OF SAID RAILROAD A DISTANCE OF 346 FEET, THENCE SOUTHWESTERLY ON A STRAIGHT LINE TO A POINT ON THE WEST LINE OF SAID EAST HALF OF SAID SOUTHEAST QUARTER 379 FEET SOUTH OF THE POINT OF BEGINNING; THENCE NORTHERLY ALONG SAID WEST LINE TO THE POINT OF BEGINNING.

Pm 15-17-404-011-0500

4158 Division Street Hillside, Cook County Illinois 60162