



\*2417008025\*

This document is prepared  
by and should be mailed to:

Slaven Ilic  
ILIC LAW  
77 W Wacker Dr., Ste 4500  
Chicago, IL 60601

Doc# 2417008025 Fee \$176.00  
ILRHSP FEE:\$18.00 RPRF FEE:\$1.00  
CEDRIC GILES  
COOK COUNTY CLERK'S OFFICE  
DATE: 6/18/2024 3:40 PM  
PAGE: 1 OF 3

**MEMORANDUM OF REAL ESTATE  
LEASE AGREEMENT**

This Memorandum of Real Estate Lease Agreement is recorded to memorialize that certain Lease Agreement, a true and correct copy of which is attached hereto and incorporated herein by reference, what was made and entered into on June 2, 2022 by and between Luka Alempijevic, individually and as Trustee of the Luka Alempijevic Revocable Living Trust "Lessor" and Nikola Gigov "Lessee" for the property commonly know as 2926 W. Belmont Ave., Chicago IL 60618 a/k/a 3207 N Richmond St., Chicago IL 60618 further legally described as follows:

LOTS 31 AND 32 IN BLOCK 11 IN S. E. GROSS' UNTER DEN LINDEN ADDITION TO CHICAGO A SUBDIVISION OF THAT PART LYING SOUTHWEST OF THE CENTER OF ELSTON ROAD OF THE SOUTH 18.787 CHAINS OF SECTION 24, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT 1 ACRE IN THE SOUTHEAST CORNER OF SAID TRACT) IN COOK COUNTY, ILLINOIS.

Property Address: 2926 W Belmont Ave., Chicago, IL 60618

Permanent Index Number: 13-24-322-033-0000

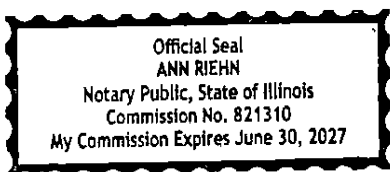
The undersigned, hereby states that the attached "Garage Lease" is a true a correct copy of the original

Dated: June 18, 2024

Slaven Ilic

State of Illinois )  
) ss.  
County of Cook )

Signed and sworn (or affirmed) to before me on before me on 6/18/24 by Slaven Ilic.

  
Notary Public

# UNOFFICIAL COPY

## GARAGE LEASE

This lease is between Luka Alempijevic, individually and as Trustee of the Luka Alempijevic Revocable Living Trust "Lessor" and Nikola Gigov ("Lessee"). Lessor hereby leases to Lessee the entire Garage located behind the apartment building identified as 2926 W. Belmont, Chicago, IL, 60618, and which is represented by the Lessor as being commonly identified as 3207 Richmond, Chicago, IL 60618

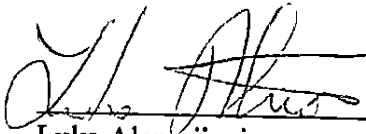
The lease term begins on June 1, 2022 and ends on May 31, 2032; however this Lease shall be terminable by Lessee, upon 60 days written notice to Lessor. The total rent for this ten (10) year Lease is \$5,000.00, no more no less. A late payment fee of \$ n/a shall be assessed by Lessor if rent is received after the 10<sup>th</sup> day of the month. Upon signing of this Lease, Lessee shall make one rental payment of \$5,000.00 for the entire term of the Lease and Lessee shall pay \$ n/a to Lessor as a security deposit.

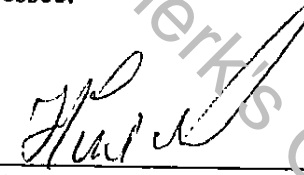
Lessee agrees to use the garage space for the storage of construction tools and materials and vehicles only. Lessee understands that the garage shall be unattended by Lessor and agrees that all items stored in the garage space (including any personal property) shall be at the sole risk of Lessee, and that Lessor shall in no event be liable for any loss, destruction, theft of, or damage to such property.

If Lessee shall not pay the rent prior to or simultaneously with the signing of this Lease, Lessor shall have the right to remove Lessee's property from the garage at Lessee's expense. Lessor shall not be liable for the loss, destruction, theft of, or damage to such property in connection with any such removal.

Lessor:

Lessee:

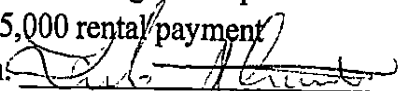
  
Luka Alempijevic 6/2/22

  
Nikola Gigov 6/2/22

  
Luka Alempijevic, Trustee 6/2/22

Address:  
5549 W.Higgins Apt 1N  
Chicago, IL 60630

Address:  
2926 W. Belmont Ave.  
Chicago, IL 60618

Lessor acknowledges receipt of the \$5,000 rental payment for term.  6/2/22

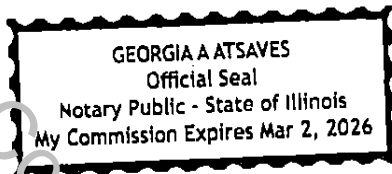
# UNOFFICIAL COPY

Notary Addendum to Garage Lease  
dated 6/2, 2022

State of Illinois ) SS  
County of Cook )

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that Luka Alempijevic  
individually and as trustee  
is/are personally known to me to be the same person(s) whose name is subscribed to this instrument appeared before me this day in person

Given under my hand and Notarial Seal this 2<sup>ND</sup> day of JUNE, 2022.  
Georgia A Atsavas  
Notary Public



State of Illinois ) SS  
County of Cook )

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that Nikola Cigov  
is/are personally known to me to be the same person(s) whose name is subscribed to this instrument appeared before me this day in person

Given under my hand and Notarial Seal this 2<sup>ND</sup> day of JUNE, 2022.  
Georgia A Atsavas  
Notary Public

