

# UNOFFICIAL COPY

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Store No. 243

## SUBLEASE ASSIGNMENT AND ASSUMPTION AGREEMENT

Effective 4/21, 1986, LUCKY STORES, INC., a California corporation (hereinafter called "LUCKY"), for Ten Dollars (\$10.00) and other good and valuable consideration to LUCKY in hand paid by DOMINICK'S FINER FOODS, INC., a Delaware corporation, having an address at 333 North Northwest Avenue, Northlake, Illinois (hereinafter called "Dominick's"), the receipt and sufficiency of which is hereby acknowledged, and in consideration of the agreements and undertakings of Dominick's hereinafter set forth, has granted, conveyed, transferred and assigned, and by these presents does grant, convey, transfer and assign unto Dominick's all of LUCKY's right, title and interest, as Sublessor, in and to that certain Sublease dated April 1, 1981 by and between LUCKY, as Sublessor, and Arlington Heights Elks Lodge, Inc. #2045 B.P.O.E., as Sublessee, for the premises commonly known as 1765 West Central Road Illinois, (together with the amendments or modifications thereof or supplements thereto or instruments affecting same, if any, all of which including said Sublease are hereinafter called the "Assigned Sublease"). Attached hereto marked Exhibit "A" is a legal description of the subleased premises, or of the shopping center in which the subleased premises is contained.

TO HAVE AND TO HOLD unto said Dominick's said Assigned Sublease and all the aforesaid rights, titles and interests; and LUCKY will warrant and forever defend title to the Assigned Sublease and said rights, titles and interests under the Assigned Sublease unto Dominick's, its successors and assigns, against every person whomsoever claiming or to claim the same or any part thereof.

LUCKY warrants and represents that it either is the original Sublessor or that it has succeeded to the original Sublessor's interest under the Assigned Sublease, and that the Assigned Sublease is in full force and effect.

Dominick's hereby accepts, assumes and agrees to perform and observe all the undertakings, obligations and covenants to be performed or observed from and after the effective date hereof by the Sublessor under the Assigned Sublease. Dominick's agrees, further, to indemnify LUCKY and hold LUCKY harmless with respect to any claim against LUCKY or any expense or liability which LUCKY may incur, as a result of a breach or default by Dominick's of its covenants herein.

Kevin P. Breslin  
Katz Randall & Weinberg  
200 N. LaSalle Street  
Chicago, IL 60601  
2596.33

BOX NO. 340

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The provisions of this Sublease Assignment and Assumption Agreement shall inure to the benefit of and bind the parties hereto and their respective successors and assigns.

Dated this 14th day of March, 1986.

LUCKY STORES, INC.

(Seal)

By: [Signature]  
Its Vice President

By: [Signature]  
Its Assistant Secretary

DOMINICK'S FINER FOODS, INC.

(Seal)

By: [Signature]  
Its [Title]

ATTEST:

By: [Signature]  
Its [Title]

Property of Cook County Clerk's Office

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STATE OF ILLINOIS )  
 ) SS  
COUNTY OF ROCK ISLAND )

The undersigned, a Notary Public in and for the County and State aforesaid, DOES HEREBY CERTIFY that Pasquale V. Petitti, personally known to me to be the Vice President of LUCKY STORES, INC., and Robert L. Van De Voorde, personally known to me to be the Assistant Secretary of said Corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such Vice President and Assistant Secretary, they signed and delivered the said instrument as Vice President and Assistant Secretary of said Corporation, and caused the corporate seal of said Corporation to be affixed thereto, pursuant to authority given by the Board of Directors of said Corporation, as their free and voluntary act and as the free and voluntary act and deed of said Corporation for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 14<sup>th</sup> day of March, A.D. 1986.

\_\_\_\_\_  
NOTARY PUBLIC

Commission expires \_\_\_\_\_

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County Clerk's Office

# UNOFFICIAL COPY

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STATE OF ILLINOIS )  
COUNTY OF Cook ) SS

The undersigned, a Notary Public in and for the County and State aforesaid, DOES HEREBY CERTIFY that Thomas J. [unclear], personally known to me to be the [unclear] of Dominick's Finer Foods, Inc. and [unclear], personally known to me to be the [unclear] of said Corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such [unclear] and [unclear], they signed and delivered the said instrument as [unclear] and [unclear] of said Corporation and caused the corporate seal of said Corporation to be affixed thereto, pursuant to authority given by the Board of Directors of said Corporation, as their free and voluntary act and as the free and voluntary act and deed of said Corporation, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 11 day of July, A.D. 1953.

NOTARY PUBLIC

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Lot Number One in Wilke-Central Subdivision  
of a part of fractional Section 5 and 8  
Township 41 North, Range 11 East of the third  
principal meridian; situated in the County of  
Cook, State of Illinois.

(P.I.N. 08-08-201-004-000  
commonly known as 1765 West Central Road, Arlington Heights)

Property of Cook County Clerk's Office

DEPT-01 RECORDING \$14.00  
T#3333 TRAN 6992 08/28/86 09:44:00  
#1751 # A \*-04-380763  
COOK COUNTY RECORDER

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EXHIBIT A



#243