

UNOFFICIAL COPY

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405, 12/81

This Instrument Was Prepared By: (and after recording mail to)
William S. McDowell, Jr.
180 North LaSalle Street
Chicago, Illinois 60601

SHORT FORM LEASE AGREEMENT

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This lease made this 28th day of December, 1987, by and between Melrose Park Bank & Trust, not personally, but as Trustee under ("Lessor") and Trust Agreement dated 12/1/87 and known as Trust No. 6022 ("Lessee") and Fair Automotive Repair, Inc.

WITNESSETH:

- Lease and Description of Premises. Lessor hereby leases to Lessee and Lessee leases from Lessor, on the terms and subject to the conditions specified in that certain Lease Agreement dated even date herewith between Lessor and Lessee (the "Lease") those certain premises, together with all and whatever improvements thereon and appurtenances thereto (all being hereinafter referred to as the "Premises"), which are commonly known as 1837 North Mannheim Road, Stone, Park, Illinois, and are legally described in annexed Exhibit A.
- Term. The term of this lease shall commence on the date hereof, and shall end on December 31, 2007.
- Renewal Option. Under the Lease, Lessee has certain options to extend the term of the Lease for two (2) successive five (5) year periods.
- Right of First Refusal. Under the Lease, Lessee has a certain right of first refusal in the event Lessor desires to sell the Premises.
- Notice of Lease. This Lease is executed and recorded for the purpose of giving notice of the Lease as if fully set forth herein.

IN WITNESS WHEREOF, the parties have hereunto set their hands and seals the day and year first above written.

Melrose Park Bank & Trust,
as Trustee as aforesaid
By: Cynthia T. Sisk, LESSOR

Fair Automotive Repair, Inc.

By: [See next page], LESSEE

Cynthia T. Sisk
Asst. Vice President & Trust Officer

Executed and delivered by the MELROSE PARK BANK AND TRUST, not in its individual capacity, but solely in the capacity herein described for the purpose of binding the herein described property, and subject to the express condition, anything herein to the contrary notwithstanding, that no personal liability or responsibility is assumed by the MELROSE PARK BANK AND TRUST, by virtue hereof, all such personal liability, if any being expressly waived and released by all other parties hereto, and those claiming by, through or under them.

71-43-026-DZ

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10/11/2019

IN WITNESS WHEREOF, I have hereunto set my hand and the seal of the Court at Chicago, Illinois, this 11th day of October, 2019.

Clerk of the Court

Property of Cook County Clerk's Office

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IN WITNESS WHEREOF, the parties have hereunto set their hands and seals the day and year first above written.

Melrose Park Bank & Trust,
as Trustee as aforesaid
By: _____, LESSOR

Fair Automotive Repair, Inc.
By: [Signature], LESSEE
President

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Property of Cook County Clerk's Office

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STATE OF ILL)
) SS.
COUNTY OF COOK)

I, The UNDERSIGNED, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Cynthia T. Sikora ~~Asst. Vice President & Trust Officer~~ OR Melrose Pk. Bk. & Trust, Melrose Park, IL personally known to me to be the same person whose name subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that she signed and delivered the said instrument as her own free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 28th day of DEC, 1987.

Christine Cordova
Notary Public

My commission expires:
4/29/90

COOK COUNTY, ILLINOIS
FILED FOR RECORD

1987 DEC 28 PM 2:47

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STATE OF Illinois)
) SS.
COUNTY OF Cook)

I, Kristine A. Stewart, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Gayle S. Wakefield, 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 28th day of December, 1987.

Kristine A. Stewart
Notary Public

My commission expires:
May 13 1990

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PROPERTY OF COOK COUNTY

Property of Cook County Clerk's Office

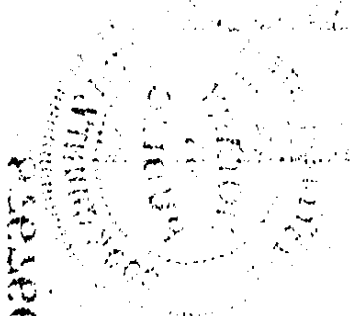
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EXHIBIT "A"

LEGAL DESCRIPTION OF AND MATTERS AFFECTING TITLE TO PREMISES

Legal Description

Lots 7, 8 and 9 in Block 1 in H. O. Stone and Company's World's Fair Addition a Subdivision of that part of Section 4, Township 39 North, Range 12 East of the Third Principal Meridian, lying North of Indian Boundary Line except that from all of "Soffel's Subn" also that part of Section 4 South of Indian Boundary line North of Elgin Road (Lake Street) and West of Henry Soffel's Third Addition to Melrose Park also that part of said Section 4 lying South of the Indian Boundary Line West of the center line of 33rd Avenue, produced North and North of the center line of Soffel Avenue together with Lot "E" of said Henry Soffel's 3rd Addition to Melrose Park (except that part of Lot 9 taken by the Department of Transportation in Case 77L3829) all in Cook County, Illinois.

Common Address: 1837 North Manheim Road, Stone Park, Illinois

Permanent Real Estate Tax Index Numbers: 15-04-100-001-0000 - 10+9
15-04-100-002-0000 - 10+8
15-04-100-003-0000 - 10+7

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Matters Affecting Title

1. General real estate taxes which are a lien on the Premises but not yet due and payable.

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