

UNOFFICIAL COPY

EXHIBIT 2

87057699

DECLARATION AND MEMORANDUM OF AGREEMENT

THIS MEMORANDUM, made and executed by GORDON D. LEEBERT and EDNA A. LEEBERT (hereinafter referred to as "Seller") and AVINA BROTHERS, INC., (hereinafter referred to as "Purchaser")

W I T N E S S E T H:

THAT in consideration of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby mutually acknowledged, the parties hereby declare and agree as follows:

1. That Seller is the holder of title to the Premises legally described as follows:

That part of the South East 1/4 of the North West 1/4 of Section 19, Township 41 North, Range 9 East of the Third Principal Meridian, in Cook County, Illinois described as follows: Commencing on the West line of Wright Avenue at a point 100 feet Southerly along said line from the South line of Villa Street; thence Southerly on said West line of Wright Avenue 100 feet; thence Northwesterly parallel with Villa Street 154.22 feet; thence Northerly 100 feet to a point which is 154.22 feet from the point of beginning; thence Southeasterly parallel with Villa Street 154.22 feet to the point of beginning; all in Cook County, Illinois. (Subject property also known as Lots 3 and 4, Block 1, East Lawn Addition to Elgin)

(the "Premises"); and

2. That on the 31st day of December, 1986, Seller and Purchaser entered into an Installment Agreement for Warranty Deed providing for the purchase of the Premises by Purchaser on the terms and conditions more fully set out in said Agreement.

3. By reason of the matters set forth above, Purchaser has an interest in the Premises.

4. It is hereby agreed that any and all labor and/or materials performed upon or delivered to the Premises by Purchaser or by any contractors and/or subcontractors acting with the consent and/or knowing permission of Purchaser shall be delivered free of all liens or claims whatsoever, and neither Purchaser nor any contractor or subcontractor under them shall be entitled to maintain a claim for a lien against the Premises.

Dated this 31st day of December, 1986.

DEPT-01 RECORDING \$11.25
198744 TRAN 0637 01/09/87 11:15:00
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COOK COUNTY RECORDER

06-19-119-011-L-3
06-19-119-012-L-4

SELLER:

Gordon D. Leebert
GORDON D. LEEBERT

Edna A. Leebert
EDNA A. LEEBERT

PURCHASER:

AVINA BROTHERS, INC.

BY: Francisco Avina
FRANCISCO AVINA

THIS INSTRUMENT PREPARED BY:
Catherine S. Hurlbut, Esq.
474 Summit Street
Elgin, IL 60120
(312) 695-2400

Rosalio A. Perez
ROSALIO A. PEREZ, Individually
Francisco Avina
FRANCISCO AVINA, Individually



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12/14/2018

12/14/2018

IN RE: [Illegible Name]
[Illegible Address]
[Illegible City, State, Zip]

Case No. [Illegible]
[Illegible Name]
[Illegible Address]

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8705-038



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