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ASSIGNMENT AND ASSUMPTION OF LEASE / 87088871

This Assignment and Assumption of Lease (the "Assignment") is made as of February 12, 1987 between RPM Board and Carton Corporation ("RPM"), a Michigan corporation, and Central Leasing Company ("Central"), an Illinois corporation.

13⁰⁰

WHEREAS, RPM is Lessee under the lease described on Exhibit A hereto;

WHEREAS, RPM and Central entered into an Agreement dated as of January 16, 1987 whereby RPM has agreed, inter alia, to assign its rights by, through, and under the Lease to Central, and Central has agreed to assume the obligations of RPM under the Lease which arise after the date hereof.

NOW, THEREFORE, for good and valuable consideration, Central and RPM hereby agree as follows:

1. RPM hereby assigns to Central all of its right, title and interest by, through, and under the Lease to the real estate described on Exhibit A hereto and all of its rights by, through, and under the Lease.

2. Central hereby assumes and agrees to perform all of the obligations of RPM as Lessee under the Lease which arise after the date hereof and relate to circumstances coming into existence after the date hereof.

In witness whereof RPM and Central have signed below as of the date first above written.

RPM BOARD AND CARTON COMPANY

By: [Signature]
Name: JOHN W. TRACYER
Title: Chairman

Attest:

[Signature]
Secretary

CENTRAL LEASING COMPANY

By: [Signature]
Name: FRED R. SPASSEN
Title: PRESIDENT

Attest:

[Signature]

This instrument was prepared by and upon recordation should be returned to:

Rex A. Palmer
Mayer, Brown & Platt
190 South LaSalle Street
Chicago, Illinois 60603

BOX 407-BV

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COOK COUNTY, ILLINOIS
FILED FOR RECORD

1987 FEB 13 PM 3:05

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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, Kira D. Smith, a notary public in and for said County, in the State aforesaid, do hereby certify that John E. Troeger, personally known to me to be the Chairman ~~President~~ of RPM Board and Carton Corporation, a corporation organized and existing under the laws of the State of Michigan, and 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 as such Chairman ~~President~~ he signed and delivered the said instrument pursuant to proper authority given by the Board of Directors of said corporation, as his 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 12th day of FEBRUARY, 1987.

[Signature]
Notary Public

[SEAL]

My commission expires:
6-20-87

This instrument prepared by
(and after recordation return
this instrument to):

Rex A. Palmer
Mayer, Brown & Platt
190 South LaSalle Street
Chicago, Illinois 60603
(312) 701-7247

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EXHIBIT A

Leasehold Estate created by a certain Lease, made by M.P. Building Corporation, an Illinois Corporation, as Lessor, and Rockford Paper Mills, Inc., a Michigan Corporation, as Lessee, dated August 15, 1965, a Memorandum of which was recorded September 20, 1965 as Document Number 19591486, demising and leasing for a term of years beginning August 15, 1965 and ending August 14, 1985 together with the right to extend contained therein, the following described premises, to wit:

A parcel of land described as:

That part of the North East 1/4 of the North East 1/4 of Section 32, Township 41 North, Range 12, East of the Third Principal Meridian described as:

Commencing at the point of intersection of a line 33.0 feet East of and parallel with the West line of the North East 1/4 of the North East 1/4 of Section 32 aforesaid, with a line 50.0 feet South of and parallel with the North line of the North East 1/4 of said Section 32; thence East along the last described parallel line 653.0 feet; thence South perpendicularly to said parallel line 800.0 feet to the place of beginning of the following described tract of land; thence East along a parallel with the North line of the North East 1/4 of said Section 32, 239.43 feet; thence Southeasterly along the arc of a circle of radius 369.26 feet convex to the Northeast and tangent to the last described parallel line to a point on the Southwesterly line of Mannheim Road (being a line 50.0 feet Southwesterly of the center line of construction of said road); thence Southeasterly along said Southwesterly line to a point on a line which is 33.0 feet North of and parallel with the South line of the North East 1/4 of the North East 1/4 of said Section 32 aforesaid; thence West parallel with said South line of the North East 1/4 of the North East 1/4 of said Section 32, 754.088 feet; thence North along a line drawn perpendicularly to the North line of said Section 32 aforesaid 443.60 feet to a point on a line drawn through the herein designated place of beginning parallel with the North line of North East 1/4 of said Section 32 aforesaid thence East along said parallel line 280.603 feet to the place of beginning,

EXCEPTING

from said parcel the West 216.088 feet thereof, all in Cook County, Illinois.

The Lessor's interest in said Lease has been assigned to LaSalle National Bank as Trustee under a Trust Agreement dated January 23, 1974 and known as Trust No. 47164.

Permanent Tax Number: 09-32-201-022 *M* Volume: 095

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Address: 7000 N. Mannheim
Aurora, IL 60008

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