

ASSIGNMENT AND ASSUMPTION OF REAL ESTATE LEASE

THIS AGREEMENT is made and entered into this 17<sup>th</sup> day of March, 1988, by and between GENERAL SIGNAL CORPORATION, a New York corporation ("GSC"), GENERAL SIGNAL CONTROLS, INC., a Delaware corporation and a wholly-owned subsidiary of GSC ("Controls") and Buckeye Realty, Inc., an Illinois corporation ("Assignee"), all of the shares of which are owned by A. B. Siemer and C. R. Fobes.

RECITALS

MARSH INSTRUMENT COMPANY, a division of Controls ("Marsh"), is the tenant under a certain lease agreement (the "Lease") dated November 13, 1949, originally from Jas. P. Marsh Employees' Profit Sharing Trust to Jas. P. Marsh Corp., a copy of which is attached as Exhibit A to that certain AGREEMENT FOR ASSIGNMENT AND ASSUMPTION OF REAL ESTATE LEASE among the parties hereto and A. B. Siemer and C. R. Fobes of even date herewith (the "Lease Agreement"), relating to the property described on Exhibit A attached hereto. GSC and Controls desire to assign, or cause Marsh to assign, all of their right, title, and interest in, under and to said Lease to Assignee and Assignee desires to assume the Lease.

AGREEMENT

NOW, THEREFORE, in consideration of the recitals set forth above and the terms and conditions hereinafter set forth, the parties hereto agree as follows:

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1. GSC and Controls hereby assign and transfer to Assignee all of their and Marsh's right, title, and interest as tenant in, under and to the Lease.

2. Assignee hereby assumes, and agrees to be responsible for the performance of, all of the covenants, agreements, provisions, and conditions of said Lease and hereby agrees to perform all of said covenants, agreements, provisions, and conditions thereof, to the extent the same arise or accrue on account of the period commencing on the date hereof or are disclosed on Exhibit B to the Lease Agreement, with the full force and effect as if Assignee had executed the Lease originally as the tenant named therein, except as otherwise provided in the Lease Agreement, and Desco Corporation, an Ohio corporation, shall guaranty such performance.

3. The permanent index numbers for the leased premises are 10-26-300-016; 10-26-400-021; 10-26-400-029; 10-26-400-031. *un*

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IN WITNESS WHEREOF, the parties have executed and delivered this instrument on the date first above written.

Signed and acknowledged  
in the presence of:

David W. Wood  
(Print name) David W. Wood  
Susan E. Brown  
(Print name) Susan E. Brown

GENERAL SIGNAL CORPORATION

By Frank M. McNally  
(Print name) Frank M. McNally  
Its Attorney-in-Fact

Signed and acknowledged  
in the presence of:

David W. Wood  
(Print name) David W. Wood  
Susan E. Brown  
(Print name) Susan E. Brown

GENERAL SIGNAL CONTROLS, INC.

By Frank M. McNally  
(Print name) Frank M. McNally  
Its Attorney-in-Fact

Signed and acknowledged  
in the presence of:

David W. Wood  
(Print name) David W. Wood  
Susan E. Brown  
(Print name) Susan E. Brown

BUCKEYE REALTY, INC.

By Clyde R. Forbes  
(Print name) Clyde R. Forbes  
Its Vice President

This instrument prepared by:

Vorys, Sater, Seymour and Pease  
52 East Gay Street  
Post Office Box 1008  
Columbus, Ohio 43216-1008

After recording, please send to:

Susan Brown, Esq.  
Vorys, Sater Seymour and Pease  
52 East Gay Street  
Post Office Box 1008  
Columbus, OH 43216-1008

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STATE OF OHIO )  
COUNTY OF FRANKLIN ) : ss.

Before me, a Notary Public in and for said county and state, personally appeared FRANK M. McNally, who acknowledged that he is Attorney-in-fact of General Signal Corporation and is duly authorized to execute the foregoing document for and on behalf of General Signal Corporation.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal on March 17, 1988.

[Notary Seal]

Jean C. Makley  
Notary Public

STATE OF OHIO )  
COUNTY OF FRANKLIN ) : ss.

Before me, a Notary Public in and for said county and state, personally appeared FRANK McNally, who acknowledged that he is Attorney-in-fact of General Signal Controls, Inc. and is duly authorized to execute the foregoing document for and on behalf of General Signal Controls, Inc.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal on March 17, 1988.

[Notary Seal]

Jean C. Makley  
Notary Public

STATE OF OHIO )  
COUNTY OF FRANKLIN ) : ss.

Before me, a Notary Public in and for said county and state, personally appeared Clyde R. Forbes, who acknowledged that he is Vice President of Buckeye Realty, Inc. and is duly authorized to execute the foregoing document for and on behalf of Buckeye Realty, Inc.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal on March 17, 1988.

[Notary Seal]

Jean C. Makley  
Notary Public

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## EXHIBIT A

### Leased Premises

The premises in the village of Skokie, county of Cook, state of Illinois, known and described as follows:

#### Parcel 1

That part of the North West Quarter of the South East Quarter of Section 26, Township 41 North, Range 13, East of the Third Principal Meridian, described as follows: Commencing at a point 33 feet south of the north line of the North West Quarter of the South East Quarter of said Section 26 and 33 feet west of the east line of the west half of the North West Quarter of the South East Quarter of said Section 26, thence westerly on a line 33 feet southerly of and parallel to the north line of the North West Quarter of the South East Quarter of said Section 26, a distance of 296.33 feet to a point, thence southerly on a line parallel to the east line of the west half of the North West Quarter of the South East Quarter of said Section 26, a distance of 735 feet to a point, thence easterly on a line parallel to the north line of the west half of the North West Quarter of the South East Quarter of Section 26, a distance of 296.33 feet to a point 33 feet west of the east line of the west half of the North West Quarter of the South East Quarter of said Section 26, thence northerly on a line 33 feet westerly of and parallel to the east line of the west half of the North West Quarter of the South East Quarter of said Section 26, a distance of 735 feet to the place of beginning;

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## Parcel 2

The West 75 feet of the East 404.33 feet of the South 735 feet of the North 768 feet (measured on the East and North lines) of the West Half of the Northwest Quarter of the Southeast Quarter of Section 26-41-13; also

That part of the W. 1/2 of the N.W. 1/4 of the S.E. 1/4 of Sec. 26 described as follows: Commencing at a point which is 322.03 feet West of the East line and 768 feet South of the North line (measured parallel with said east and north lines) and running thence South parallel with said East line a distance of 79.34 feet to a point; thence East at right angles to said last described line a distance of 1.50 feet to a point; thence Southerly on a curved line which is tangent to a line which is parallel with said East line, convex to the Southwest and having a radius of 372.04 feet a distance of 122.27 feet to a point in a line which is 968 feet South of (measured on said East line) and parallel with said north line, said point being 300.63 feet west of said east line; thence west parallel with said north line a distance of 0.81 feet to a point; thence northwesterly on a curved line convex to the northeast and having a radius of 1014.41 feet a distance of 121.57 feet to a point, said curved line is subtended by a chord 121.50 feet in length which forms a northeast angle of  $111^{\circ}48'$  with said last described parallel line; thence continuing northwesterly on a curved line convex to the southwest and having a radius of 361.27 feet a distance of 93.18 feet to a point, said curved line is subtended by a chord 92.92 feet in length which deflects  $1^{\circ}25'20''$  to the right, from said last described chord, said point being in said line which is 768 feet south of said north line; thence east along said last described line a distance of 62.45 feet to the place of beginning.

Together with all of the easements, appurtenances, and hereditaments thereunto belonging or in any wise appertaining and all of the buildings and improvements thereon, and all of the fixtures and equipment owned by Landlord therein;



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## Parcel 3

That part of the West half of the Northwest quarter of the Southeast quarter of Section 26, Township 41 North, Range 13 East of the 3rd Principal Meridian described as follows: Commencing at a point which is 33 feet East of the West Line and 768 feet South of the North Line (measured on said West and North lines) of said West half and running thence East parallel with said North Line for a distance of 240.29 feet to a point which is 384.48 feet West of the East Line of said West half; thence Southeasterly on a curved line convex to the Southwest and having a radius of 361.27 feet a distance of 93.18 feet to a point, said curved line is subtended by a chord 92.92 feet in length; thence continuing Southeasterly on a curved line convex to the Northeast and having a radius of 1014.41 feet for a distance of 121.57 feet to a point, said curved line is subtended by a chord 121.50 feet in length which deflects  $1^{\circ} 25' 20''$  to the left from said last described chord; thence East on a line which is 968 feet South of and parallel with said North line of said West half for a distance of 0.81 feet to a point, said point being 267.62 feet West of the West Line of St. Louis Avenue; thence Southeasterly on a curved line convex to the Southwest and having a radius of 372.04 feet for a distance of 111.45 feet to a point in a line which is 1068 feet South of (measured on the West Line of St. Louis Avenue) and parallel with said North line of the West half of the Northwest quarter of the Southeast quarter of said Section 26, said point being 216.50 feet West of the West Line of St. Louis Avenue; thence West along said last described parallel line a distance of 375.27 feet to the point of intersection of said line with a line which is 33 feet East of and parallel with said West Line of said West half; thence North on said last described parallel line a distance of 300 feet to the place of beginning.

TOGETHER with all of the easements, appurtenances, and herditaments thereunto belonging or in any wise appertaining and all of the buildings and improvements thereon, and all of the fixtures and equipment owned by Landlord therein.

Recorder's Office

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