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GIFT LIEN CONTRACT

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COOK COUNTY RECORDER

STATE OF ILLINOIS)
) Ss
COUNTY OF)

THIS INDENTURE, made and entered into on the 13 day of August, A. D., 1989, between the Immanuel Baptist Church, of Cicero, Cook County, Illinois, an organization duly authorized and existing under the laws of the State of Illinois, and being located in the City of Cicero, County of Cook and State of Illinois, party of the first part, and the Illinois Baptist State Assoc. an institution duly chartered under the laws of the State of Illinois, and located in the City of Springfield, County of Sangamon, and State of Illinois, party of the second part,

WITNESSETH: That,

WHEREAS, the party of the first part has applied to the party of the second part for financial aid to enable it to purchase, for use of the said Immanuel Baptist Church of Cicero, Illinois, for Baptist uses, the following described real estate, to-wit:

LEGAL - 5404 25th STREET, CICERO, IL.

Lots 21 and 22 in Block 12 in Charles M. Smith's subdivision of Blocks 6 and 12, and the West one-half of Block 11 of Baird and Bradley addition to Morton Park, being a subdivision in the West one-half of the Northwest one-quarter of Section 28, Township 39 North, Range 13, East of Third Principal Meridian in Cook County, IL.

WHEREAS, the party of the second part has granted and paid to the party of the first part, to aid in the purchase of said real estate, the sum of Fifteen Thousand (\$15,000.00) Dollars, the receipt of which is hereby acknowledged, and

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WHEREAS, the party of the first part, by vote of its members, at a regular set conference, held on the 13th day of August, A.D., 1989, recorded in the Church Minutes, duly authorized its Board of Trustees to execute and deliver to the second party this agreement; and,

NOW, THEREFORE, IN CONSIDERATION of the said sum of Fifteen Thousand (\$15,000.00) Dollars, and in further consideration of the fact that the party of the second part being a duly organized Baptist body has, in this furnishing such aid, had in mind the sole purpose of aiding and perpetuating a church holding and proclaiming such doctrines and practices as are in harmony with the Baptist denomination.

IT IS, THEREFORE, AGREED by the party of the first part, and it does hereby covenant and agree with the party of the second part, that in case the party of the first part shall at any time cease to be affiliated with IBSA or the Southern Baptist Convention, except as concurred in by the Board of Directors of the Illinois Baptist State Association; or in case the organic existence of the party of the first part shall cease; or in case this property shall be alienated or abandoned, as a place of Baptist Worship, as herein set forth, by the party of the first part, without the written consent of the party of the second part, then and in each and every such case the party of the first part obligates and binds itself to forthwith refund to the party of the second part, its successors or assigns, the sum of Fifteen Thousand (\$15,000.00) Dollars, with interest thereon, at the rate of 8 percent per annum, from the happening of such contingency until paid; and upon the happening of any one or more of the aforesaid contingencies, the said sum of money shall forthwith become due and payable to the second party, its successors or assigns, with the interest as aforesaid, and the same shall become a first lien on the said church house, if one is constructed, and/or land above described, and shall be foreclosed, and the said real estate sold, as provided by law for the foreclosure of such liens and for the sale of other real property, the proceeds to be applied to the payment of the cost of foreclosure, to the payment of said sum of money and interest to the said party of the second part, and the remainder, if any, shall be paid to the party of the first part, its successors or assigns.

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IN WITNESS WHEREOF, the party of the first part has caused its seal to be affixed, and these presents to be signed by the Chairman of its Board of Trustees, and signed by its Trustees the day and year first above written.

Insurance:
Benefit CHURCH OF Christ

BY Carlton M. Smith
Trustee

Betty Jean Swinney
Trustee

Donald Woods
Chairman of Trustees

Signed, sealed, and delivered in the presence of

Bellie F. Robinson

STATE OF ILLINOIS)
COUNTY OF COOK)SS

Before me, Bellie F. Robinson, a Notary Public in and for said County and State, on this 1 day of April, A.D., 1984, personally appeared Carlton M. Smith to me known to be the identical person who subscribed the name of the maker thereof to the foregoing instrument, as the Chairman of the Board of Trustees, and acknowledged to me that he executed the same and his free and voluntary act and deed, and as the free and voluntary act and deed of the said organization, for the uses and purposes therein set forth. Also, on the same day personally appeared Betty Jean Swinney and Donald Woods, to me known to be the identical persons who signed the foregoing instrument as Trustees and acknowledged to me that they executed the same as their free and voluntary act and deed, for the uses and purposes therein set forth.

Bellie F. Robinson
Notary Public

My Commission expires 4/16/91

4/16/91
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Clerk's Office