

ASSIGNMENT AND ASSUMPTION OF LEASEHOLD INTERESTS

This Assignment and Assumption of Leasehold Interests is made and entered into as of this 5th day of February, 1990 by and between The Great-West Life Assurance Company, a corporation organized and existing under the laws of Canada ("Assignor") and American National Bank and Trust Company of Chicago, as trustee under trust agreement dated February 5, 1990 and known as Trust Number 110009-02 ("Assignee").

RECITALS:

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42210 #.B \*--90-285201  
\$21.25  
COOK COUNTY RECORDER

A. The University of Chicago, an Illinois corporation, as Lessor ("Ground Landlord") and The Dansher Corporation, as Lessee ("Ground Tenant") have heretofore entered into a Lease dated June 22, 1962 and recorded on June 29, 1962 by the Cook County Recorder of Deeds as Document No. 18520264 ("Ground Lease") affecting that certain property legally described on Exhibit A attached hereto ("Property").

B. Ground Tenant assigned its interest in the Ground Lease to Assignor pursuant to an Assumption of Lease dated May 31, 1963 and recorded on June 10, 1963 by the Cook County Recorder of Deeds as Document No. 18819745.

C. Assignor, as Lessor and Ground Tenant, as Lessee, have heretofore entered into a Lease dated May 31, 1963 and recorded on May 31, 1963 by the Cook County Recorder of Deeds as Document No. 18812322 ("Sublease") affecting the Property.

D. Ground Tenant has heretofore assigned its interest in the Sublease to LaSalle National Bank as trustee under trust agreement dated April 30, 1968 and known as Trust Number 37804 pursuant to an Assignment of Agreement dated May 1, 1968 and recorded by the Cook County Recorder of Deeds as Document No. 20499021.

E. In connection with the repayment of a loan secured by that certain Leasehold Mortgage dated August 10, 1965 and recorded on August 11, 1965 as Document No. 19554554 (the "Great West Loan"), Assignor is obligated to convey its interest in the Ground Lease and Sublease to an entity as directed by the borrower under the Great West Loan.

NOW, THEREFORE, in consideration of the repayment of the Great West Loan and for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Assignor and Assignee hereby agree as follows:

1. Recitals. The Recitals set forth above are incorporated herein and by this reference made a part hereof.

2. Assignment and Assumption. Assignor hereby assigns to Assignee all of its right, title and interest (i) as Lessee under and pursuant to the Ground Lease and (ii) as Lessor under and pursuant to the Sublease. Assignee hereby accepts the foregoing assignment and assumes and agrees to perform and be bound by all of the covenants and obligations of (i) the Lessee under and pursuant to the Ground Lease and (ii) the Lessor under and pursuant to the Sublease, which obligations and covenants accrue from and after the date hereof.

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IN WITNESS WHEREOF, Assignor and Assignee have caused this Assignment and Assumption of Leasehold Interests to be executed as of the day and year first above written.

Assignor:

THE GREAT-WEST LIFE ASSURANCE COMPANY

By: [Signature]  
Its: [Signature] Assignment Signature

Attest: Debra Hardy

By: [Signature]  
Its: [Signature]  
Mortgage Investments

Attest: Steph Shipley

Assignee:

AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, as trustee as aforesaid

By: [Signature]  
Its: [Signature]

Attest: [Signature]  
Its: [Signature]

This instrument is executed by the undersigned Land Trustee, not personally but solely as Trustee in the exercise of the power and authority conferred upon and vested in it as such Trustee. It is expressly understood and agreed that all of the warranties, indemnities, representations, covenants, undertakings and agreements herein made on the part of the Trustee are undertaken by it solely in its capacity as Trustee and not personally. No personal liability or personal responsibility is assumed by or shall at any time be asserted or enforceable against the Trustee on account of any warranty, indemnity, representation, covenant, undertaking or agreement of the Trustee in this instrument.

Prepared by and return to:  
Laura Gerard Hassan  
Rudnick & Wolfe  
203 N. La Salle St  
Suite 1800  
Chicago, IL 60601

Address: 29 S. La Salle St. Chicago IL 60602  
P.I.N. 17-16-204-005



90285501

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CANADA )  
 )  
PROVINCE OF MANITOBA ) SS

On this 20th day of April A.D. 1990, before me a Notary Public in and for the said Province residing therein, duly appointed and sworn, personally appeared V.C. JOHNSON and DENNIS B. GRAVEN to me personally known, and to me known to be the officers of the Corporation which executed the foregoing instrument, who, being by me duly sworn, did each for himself say that they are authorized signatories of The Great-West Life Assurance Company, the corporation named in and which executed the within instrument, and that the seal affixed to the said instrument is the corporate seal of said corporation and that said V.C. JOHNSON and DENNIS B. GRAVEN signed and sealed said instrument on behalf of said corporation by authority of its Board of Directors, and before me said V.C. JOHNSON and DENNIS B. GRAVEN acknowledged said instrument to be their free act and deed as such officers and the free act and deed of said corporation for the uses and purposes therein mentioned. In testimony whereof, I have hereunto set my hand and affixed my official seal, the day and year first above written.

Virginia Jones  
A Notary Public in and for the Province of Manitoba. My Commission does not expire in as much as I am a member in good standing of the Law Society of Manitoba.

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STATE OF IL )  
COUNTY OF Cook ) SS.

I, [Signature] a Notary Public, in and for said County, in the State aforesaid, do hereby certify, that E. MICHAEL WHELAN ~~ARTHUR M.~~ Assistant Vice President of the American National Bank and Trust Company of Chicago Assistant Secretary of said Bank, who are personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Assistant Vice President and Assistant Secretary, respectively, appeared before me this day in person and acknowledged that they signed and delivered said instrument as their own free and voluntary act and as the free and voluntary act of said Bank, as Trustee as aforesaid, for the uses and purposes therein set forth; and said Assistant Secretary then and there acknowledged that he, as custodian of the corporate seal of said Bank did affix the corporate seal of said Bank to said instrument as his own free and voluntary act and as the free and voluntary act of said Bank, as Trustee as aforesaid, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal, this        day of JUN 21 1990 A.D. 1990.

[Signature]  
Notary Public



90205201

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## EXHIBIT A

Lots 29, 30, 31 and 32 in Assessor's Division of Block 118 in School Section Addition to Chicago, in Section 18, Township 39 North, Range 14 East of the Third Principal Meridian, according to the plat thereof recorded in Book 169 of Maps, Page 82 in Cook County, Illinois.

Property of Cook County Clerk's Office

22<sup>nd</sup> Mail