95885443

PARTIAL RELEASE OF RIGHT TO REPURCHASE

Made this 3rd day of May ., 1993

by Public Employees' Retirement Association of Colorado

in favor of

BB PROPERTY COMPANY, a Nebraska partnership

Public Employees' Retirement Association of Colorado hereby acknowledges and agrees that Best Buy Co., Inc., a Minnesota corporation has complied with the provisions of Section 6.A. of that certain Special Warranty Deed ("Deed") made as of August 21, 1992 and recorded as Document 92623471, in Cook County, Illinois and hereby forever releases any and all rights to repurchase the property described in Exhibit A hereto pursuant to said Section 6.A. All other provisions of the Deed, including the other provisions of said Section 6, shall remain in full force and effect.

WITNESS the due execution hereof the day and year first above written.

By: Name: No man Benedict

Title: Deputy Facentive Director,
Envestment.

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. DEPT-01 RECORDING

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COOK COUNTY RECORDER

PREPARED BY: Gregory E. Spitzer, Esq., Rudnick & Wolfe Qud raturates: 203 N. LaSalle St., Chicago, IL 60601-1293

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STATE OF COLORADO 88. COUNTY OF DENVER

I, Louise H. Schaefer , a Notary Public in and for said County, in the State aforesaid, do hereby certify that Mormon Benedict , Deputy Exec. Dir. Investments of PUBLIC EMPLOYEES' RETIREMENT ASSOCIATION OF COLORADO, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such respective officer, appeared before me this day in person and acknowledged that he signed and delivered such instrument as his own free and voluntary act of said association, for the uses and purposes set forth therein.

Given under my hand and notarial seal this 3rd day of _, 1303. 0x Coof

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My commission expires: January 22, 1994

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MATTESON, ILLINOIS

Permanent Tax Index No.: 31-22-300-039, Volume 179

Street Address: 4707 Lincoln Mall Drive,

Matteson, Illinois

PARCEL 1:

The reciprocal and non-exclusive easements for ingress and egress and for the installation, operation, maintenance, repair, replacement, relocation and removal of storm and sanitary sawars, water lines and gas mains, electrical power lines, telephore lines and other utility lines, created and granted as appurtanances to the hereinafter Parcel 3 and other property all created, defined and limited by that certain Total Site Agreement dated March 7, 1972 and recorded March 24, 1972 as Document 21846182 by and between Chicago Title and Trust Company, a corporation of Illinois, as Trustee under Trust Agreement dated June 4, 1971 and known as trust number 57420, Carson Pirie Scott and Company, a Delaware Corporation, J. C. Penney Properties, Inc., a Oplaware Corporation, Montgomery Ward Development Corporation, a Delaware Corporation, Wieboldt Stores, Inc., an Illinois Corporation, and Chicago Title and Trust Company, a corporation of Tilinois, as Trustee under Trust Agreement dated July 30, 1971 and known as trust number 57866, in, on, over, upon and under Lors 2, 3 (except that part of Lot 3 condemned in Case Number 83L052236), 4, 5, 8, 9, 10, 11 and 12 in Lincoln Mall Subdivision aforesaid as shown on the plot plan attached to the said Total Site Agreement as amended and modified by that certain Easement Relocation Agreement, First Amendment to Total Site Agreement and Highway Easement Relocation and Drainage Grant Easement, recorded on September 9, 1977 in the Office of Recorder of Deads for Cook County, Illinois as Document Number 24099069.

PARCEL 2:

Non-exclusive easement for the benefit of Parcel 3 and other property as created by Grant of Easement dated May 4, 1990 and recorded May 4, 1990 as Document 90207764 for installation, use, operation, maintenance, repair and replacement of the outfall facilities and other drainage facilities over the following described land: the South 100 feet of the North 153.49 feet of Lot 21 lying Westerly of the centerline of Butterfield Creek in Block 2 in Matteson Farms, a Subdivision

in the West half (1/2) of the South East quarter (1/4) of Section 22, Township 35 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

PARCEL 3:

Lot 2 in the resubdivision of Lot 9 in Lincoln Mall, being a subdivision of part of the Southwest quarter (1/4) of Section 22, Township 35 North, Range 13, East of the Third Principal Meridian, according to the plat thereof recorded October 30, 1978 as Document 24693781, in Cook County, Illinois.

PARCEL 1

Non-Exclusive Easement for the benefit of Parcel 3, created by Document dated March 7, 1972 and recorded March 24, 1972 as Document Number 21846183 by and between Chicago Title and Trust Company, Trust number 57420, Carson Pirie Scott & Company, J.C. Penney Properties Inc., Montgomery Ward Development Corp. and Wieboldt Stores, Inc., in, to, over and across the Common Area Portion, for ingress and egress, for passage and accomodation of pedestrians, over, upon and across Lots 1, 3, 4, 5 and 6 in Lincoln Mall Subdivision.

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