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COOK COUNTY, ILLINOIS
FILED FOR RECORD

93891014

MEMORANDUM OF LEASE 20

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This Memorandum of Lease made and entered into this 14TH day of OCTOBER, 1993, by and between WILLIAM AND JANET JOYCE hereinafter called Lessor, and AARGUS SECURITY SYSTEMS, INC. of CHICAGO, Illinois, hereinafter called Lessee.

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WITNESSETH:

1. The Lessor and Lessee have entered into a lease dated MAY 1, 1993, for a term of 20 years to commence on MAY 1, 1993, and to end on MAY 1, 2013, with -0- year options to renew available to Lessee at the end of the year Lease, for the following described real estate:

PARCEL 1: LOT 1 OF JENNI'S RESUBDIVISION OF THAT PART OF LOT "B" IN THE SUBDIVISION BY THE CIRCUIT COURT COMMISSIONERS IN PARTITION OF THAT PART OF THE NORTHEAST 1/4 LYING SOUTH OF ILLINOIS AND MICHIGAN CANAL RESERVE OF SECTION 3, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AFORESAID AS CREATED BY SUPPLEMENTAL INDENTURE DATED MARCH 3, 1992 AND RECORDED MARCH 9, 1992 AS DOCUMENT 32150655, MADE BY AND BETWEEN CMD CONSTRUCTION COMPANY AND HET REALTY, INC., WHICH SUPPLEMENTS ORIGINAL INDENTURE RECORDED SEPTEMBER 17, 1945 AS DOCUMENT 13599421, FOR INGRESS AND EGRESS OVER AND UPON THAT PART OF WEST 40TH STREET, A PRIVATE STREET, DEFINED AS A STRIP OF LAND, 66 FEET IN WIDTH, LYING IN LOT "A" AND "B" OF THE SUBDIVISION RECORDED IN BOOK 59 OF PLATS, PAGES 32, AS DOCUMENT NO. 1924571, EXTENDING EASTERLY FROM THE WEST LINE, EXTENDED NORTH OF KARLOV AVENUE, (A PRIVATE STREET), TO ITS INTERSECTION WITH THE WEST LINE OF SOUTH PULASKI ROAD, AS WIDENED. THE NORTH LINE OF SAID STRIP IS A LINE PARALLEL WITH AND 1.080 FEET NORTH OF THE NORTH LINE OF RE-ESTABLISHED DISTRICT BOULEVARD. THE SOUTH LINE OF SAID STRIP OF LAND IS A LINE PARALLEL WITH AND 66 FEET SOUTH OF THE NORTH LINE OF SAID STRIP OF LAND.

ALSO, THAT PART LYING SOUTH OF AND ADJOINING THE SOUTH LINE OF WEST 40TH STREET HEREINBEFORE DESCRIBED, AND WEST OF AND ADJOINING SAID WEST LINE OF SOUTH PULASKI ROAD, AS WIDENED, AND WHICH LIES NORTHEASTERLY OF A STRAIGHT LINE, EXTENDING, SOUTHEASTERLY FROM A POINT ON SAID SOUTH LINE OF WEST 40TH STREET, WHICH POINT IS 70 FEET WEST OF SAID WEST LINE OF SOUTH PULASKI ROAD, AS WIDENED, TO A POINT ON THE SAID WEST LINE OF SOUTH PULASKI ROAD AS WIDENED, WHICH IS 70 FEET SOUTH OF SAID SOUTH LINE OF THE WEST 40TH STREET, IN COOK COUNTY, ILLINOIS.

PARCEL 3: EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AFORESAID, AS CREATED BY INDENTURE DATED SEPTEMBER 5, 1945 AND RECORDED SEPTEMBER 17, 1945 AS DOCUMENT 13599421, MADE BY AND BETWEEN CENTRAL MANUFACTURING DISTRICT AND UNITED BISCUIT COMPANY OF AMERICA FOR INGRESS AND EGRESS OVER AND UPON THE FOLLOWING DESCRIBED LAND:

SOUTH KARLOV AVENUE: THAT PART OF SOUTH KARLOV AVENUE, A PRIVATE STREET, DEFINED AS A STRIP OF LAND, 66 FEET IN WIDTH, LYING IN LOT "B" OF THE SUBDIVISION RECORDED IN THE RECORDER'S OFFICE OF COOK COUNTY, ILLINOIS, IN BOOK 59 OF PLATS AT PAGE 32, AS DOCUMENT NUMBER 1524571, BEING 33 FEET ON EACH SIDE OF THE CENTER LINE THEREOF, WHICH LINE IS PARALLEL WITH AND 583 FEET WEST OF THE WEST LINE OF SOUTH PULASKI ROAD, AS WIDENED, EXTENDING SOUTHERLY FROM THE SOUTH LINE OF WEST 40TH STREET TO THE NORTH LINE OR RE-ESTABLISHED WEST DISTRICT BOULEVARD IN COOK COUNTY, ILLINOIS, AND

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RE-ESTABLISHED WEST DISTRICT BOULEVARD; THAT PART OF RE-ESTABLISHED WEST DISTRICT BOULEVARD, A PRIVATE STREET, 80 FEET IN WIDTH, LYING IN LOTS "A" AND "B" OF THE SUBDIVISION RECORDED IN BOOK 59 OF PLATS, PAGE 32, AS DOCUMENT NUMBER 1924571, EXTENDING EASTERLY FROM A LINE PARALLEL WITH AND 655.93 FEET EAST OF THE NORTH AND SOUTH CENTER LINE OF SECTION 3 (SAID PARALLEL LINE BEING THE EAST LINE OF SOUTH MILDARE BLVD.) TO ITS INTERSECTION WITH THE WEST LINE OF PULASKI ROAD, AS WIDENED, THE NORTH LINE AND SAID NORTH LINE EXTENDED OF SAID RE-ESTABLISHED WEST DISTRICT BOULEVARD, IS DEFINED AS A STRAIGHT LINE DRAWN FROM A POINT IN THE EAST LINE OF SAID SECTION 3, 465.15 FEET NORTH OF THE EAST AND WEST CENTER LINE OF SECTION 3, TO A POINT ON THE NORTH AND SOUTH CENTER LINE OF SECTION 3, 464.08 FEET NORTH OF SAID EAST AND WEST CENTER LINE, THE SOUTH LINE OF RE-ESTABLISHED DISTRICT BOULEVARD IS 80 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF RE-ESTABLISHED DISTRICT BOULEVARD IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS 4047 WEST 40TH STREET, CHICAGO, ILLINOIS;
PERMANENT INDEX NUMBER: 19 03 201 005 0000.

2. The parties are entering into this memorandum for the purpose of recording same in the Recorder's Office of Cook County and giving notice of such Lease.

LESSOR: _____

BY: _____

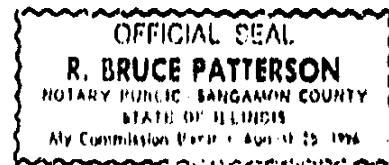
ITS: _____

LESSEE: August Security Systems Inc.

BY: Janet Joyco

Janet Joyco

ITS: President



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Prepared by R. Bruce Patterson
and Return to: Attorney at Law
300 West Edwards Street, Suite 202
Springfield, Illinois 62704-1907

SUBSCRIBED AND SWORN to before me
this 24th day of October, 1993.

R. Bruce Patterson
NOTARY PUBLIC

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