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EXTENSION AGREEMENT

THIS EXTENSION AGREEMENT dated as of the 1st day of August, 1993, by and between SUBURBAN NATIONAL BANK OF PALATINE, as Trustee under Trust Agreement dated April 18, 1991 and known as Trust Number 5842 (the "Mortgagor"), LUNN LIMITED, an Illinois corporation and BANK OF BUFFALO GROVE ("Mortgagee").

WHEREAS, pursuant to a Loan Agreement dated as of July 31, 1991, as amended, by and among Mortgagee, Mortgagor, Lunn Limited and James H. Lunn, the Mortgagee made a loan not to exceed $1,000,000.00 (the "Loan") to Mortgagor and Lunn Limited, as evidenced by a Mortgage Note dated July 31, 1991 (the "Note") and secured, in part, by a Mortgage executed by Mortgagor dated July 31, 1991, and recorded in the Office of the Recorder of Deeds of Cook County, Illinois on August 8, 1991 as Document Number 91-403107 (the "Mortgage"), which Mortgage covers the property legally described on Exhibit "A" which is attached hereto and made a part hereof (the "Premises"); and

WHEREAS, Mortgagor has requested an extension of the maturity of the Note from July 31, 1993 until July 31, 1994; and

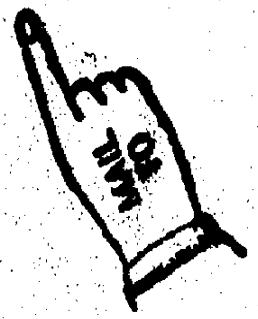
THIS INSTRUMENT PREPARED BY
AND RECORD AND RETURN TO:

Alvin J. Helfgot
LASER, SCHOSTOK, KOLMAN & FRANK
30 North LaSalle Street, #2500
Chicago, Illinois 60602
(312) 641-1300

PIN: 03-18-416-010

Address of Property:

Arlington Grove Subdivision
Units A,B,C, and D in Buildings
300, 400 and 500
Arlington Heights, IL



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WHEREAS, Mortgage has agreed to extend the maturity of the Note until July 31, 1994 on the terms and conditions stated below.

NOW THEREFORE, for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the parties hereto agree as follows:

1. The recital provisions are incorporated by reference and made a part hereof.

2. The maturity of the Note is extended until July 31, 1994.

3. Nothing herein contained shall in any manner whatsoever impair the Note and the Mortgage as modified hereby, or the first lien created thereby or any other documents executed in connection therewith, or alter, waive, vary or affect any promise, agreement, covenant or condition recited in any of the above-mentioned documents, except as herein expressly modified, or as modified by the Second Amendment to Loan Agreement of even date herewith, nor affect or impair any rights, powers, or remedies of Mortgagee under any of the above-mentioned documents. Except as hereinabove otherwise provided, all terms and provisions of the Note, Mortgage and other instruments and documents executed in connection with the Loan, shall remain unchanged and in full force and effect and shall be binding upon the parties hereto, their successors and assigns.

IN WITNESS WHEREOF, the parties hereto have executed this Extension Agreement as of the date and year first above written.

Exoneration provision restricting any liability of Suburban National Bank of Palatine, as trustee, either affixed on this or on the reverse side hereof or attached hereto, is expressly made a part hereof.

SEE RIDER ATTACHED

SUBURBAN NATIONAL BANK OF PALATINE, as Trustee under Trust Number 5842

By: Mary E. Perry

Title: Sr. V.P. & Trust Officer

ATTEST: [signature]
TRUST OFFICER

BANK OF BUFFALO GROVE

By: George R. Miller
George R. Miller

Title: Executive Vice President

Trustee's Exculpatory Rider

This Extension AGREEMENT is executed by the undersigned, SUBURBAN NATIONAL BANK OF PALATINE, AS TRUSTEE, as aforesaid, formerly known as Palatine National Bank, as Trustee, and said Trust Agreement is hereby made a part hereof and any claims against said Trustee which may result from the signing of this Agreement shall be payable only out of the trust property which is the subject of this Agreement and it is expressly understood and agreed by the parties hereto, notwithstanding anything herein contained to the contrary that each and all of the undertakings and agreements herein made are made and intended not as personal undertakings and agreements of the Trustee or for the purpose of binding the Trustee personally, but this Agreement is executed and delivered by the Trustee solely in the exercise of the powers conferred upon it as such Trustee and no personal liability is assumed by or shall at any time be asserted or enforced against said Trustee on account of any undertaking or agreement herein contained, either expressed or implied, or for the validity or condition of the title to said property or for any agreement with respect thereto. All representations of Titleholder including those as to title, are those of Titleholder's beneficiary only. Any and all personal liability of SUBURBAN NATIONAL BANK OF PALATINE hereby expressly waived by the parties hereto and their respective successors and assigns.

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STATE OF ILLINOIS)
) SS.
COUNTY OF Cook)

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that MARY E. ROONEY & DONNA M. KERINS
Sr. V.P. & Trust Officer, TRUST OFFICER, of Suburban National Bank
(Name) (Title)
of Palatine, who is personally known to me to be the same person whose name is subscribed to the foregoing instrument as such TRUST OFFICER, appeared before me this day in person and
(Title)
acknowledged that he signed and delivered the said instrument as his own free and voluntary act and as the free and voluntary act of said Bank, as Trustee, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 18th day of October, 1993.

Janis Tison
Notary Public

"OFFICIAL SEAL"
JANIS TISON
Notary Public, State of Illinois
My Commission Expires 5/7/96

My Commission Expires:
5/7/96

93936598

STATE OF ILLINOIS)
) SS.
COUNTY OF Lake)

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that George R. Miller (Name), Executive Vice President (Title) of BANK OF BUFFALO GROVE, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Exec. Vice President (Title), appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his own free and voluntary act, and as the free and voluntary act of said bank, for the uses and purposes therein set forth.

Given under my hand and official seal, this 30th day of September, 1993.

Notary Public

My Commission Expires:

7-9-96

"OFFICIAL SEAL"
SAMARA GUSMAN
Notary Public, State of Illinois
My Commission Expires 7/9/96

Under lying

EXHIBIT A

LEGAL DESCRIPTION:

THAT PART OF LOT 8 IN ARLINGTON GROVE SUBDIVISION, BEING A SUBDIVISION OF PART OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 17 LYING SOUTH OF THE CENTER LINE OF RAND ROAD AND THAT PART OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 18 LYING SOUTH OF THE CENTER LINE OF RAND ROAD, ALL IN TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 29, 1987 AS DOCUMENT 87677623, DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF LOT 1 IN SAID ARLINGTON GROVE SUBDIVISION; THENCE NORTH 0 04'33" EAST, ALONG THE EAST LINE OF SAID LOT 1, 125.0 FEET TO THE NORTHEAST CORNER OF SAID LOT 1; THENCE NORTH 48 42'37" EAST 118.83 FEET; THENCE NORTH 89 48'53" EAST 24.04 FEET; THENCE ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 23.51 FEET, A LENGTH OF 36.91 FEET; THENCE SOUTH 0 13'36" EAST 179.63 FEET, TO A POINT ON THE SOUTH LINE OF SAID LOT 8; THENCE SOUTH 89 48'53" WEST, ALONG THE SOUTH LINE OF SAID LOT 8, 137.79 FEET TO THE PLACE OF BEGINNING.
ALSO: THAT PART OF LOT 8 IN ARLINGTON GROVE SUBDIVISION DESCRIBED BY COMMENCING AT THE MOST NORTHERLY CORNER OF SAID LOT 8; THENCE SOUTH 48 00'17" EAST (RECORD - SOUTH 47 59'25" EAST) 133.0 FEET FOR A PLACE OF BEGINNING; THENCE CONTINUING SOUTH 48 00'17" EAST 567.14 FEET, TO THE MOST EASTERLY CORNER OF SAID LOT 8; THENCE SOUTH 42 00'35" WEST 320.59 FEET, TO THE SOUTHEAST CORNER OF SAID LOT 8; THENCE SOUTH 89 48'53" WEST, ALONG THE SOUTH LINE OF SAID LOT 8, 78.51 FEET; THENCE NORTH 0 13'36" WEST 262.59 FEET; THENCE ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 197.0 FEET, A LENGTH OF 154.67 FEET, TO A POINT OF COMPOUND CURVE; THENCE ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 175.0 FEET, A LENGTH OF 78.04 FEET, TO A POINT OF REVERSE CURVE; THENCE ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 20.0 FEET, A LENGTH OF 16.62 FEET, TO A POINT OF REVERSE CURVE; THENCE ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 89.0 FEET, A LENGTH OF 57.75 FEET; THENCE NORTH 20 41'03" EAST 130.31 FEET, TO THE PLACE OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS, EXCEPTING THEREFROM THE FOLLOWING DESCRIBED TRACT:

THAT PART OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 17 AND THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 18, LYING SOUTHWESTERLY OF THE CENTERLINE OF RAND ROAD, ALL IN TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOW; COMMENCING AT THE MOST SOUTHWESTERLY CORNER OF LOT 2 IN HARDEE'S SUBDIVISION, BEING A SUBDIVISION OF PARTS OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SAID SECTION 17 AND THE EAST HALF OF THE SOUTHEAST QUARTER OF SAID SECTION 18, LYING SOUTHWESTERLY OF THE CENTERLINE OF RAND ROAD, ACCORDING TO THE PLAT THEREOF RECORDED JULY 16, 1986 AS DOCUMENT NO. 86297345, SAID POINT BEING ON A LINE 900 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SAID SECTION 18 A DISTANCE OF 90.69 FEET WEST OF THE EAST LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 18; THENCE NORTH 42 DEGREES 02 MINUTES 18 SECONDS EAST ALONG THE WEST LINE OF SAID LOT 2 A DISTANCE OF 120.00 FEET FOR A PLACE OF BEGINNING; THENCE NORTH 03 DEGREES 44 MINUTES 40 SECONDS WEST 142.00 FEET; THENCE NORTH 02 DEGREES 08 MINUTES 16 SECONDS EAST 127.88 FEET; THENCE NORTH 42 DEGREES 02 MINUTES 18 SECONDS EAST 48.00 FEET TO A POINT ON THE WEST LINE OF SAID LOT 2; THENCE SOUTH 47 DEGREES 57 MINUTES 42 SECONDS EAST ALONG THE WEST LINE OF LOT 2 FOR A DISTANCE OF 183.80 FEET TO A BEND POINT OF SAID LOT 2; THENCE SOUTH 42 DEGREES 02 MINUTES 18 SECONDS WEST ALONG THE WEST LINE OF SAID LOT 2 FOR A DISTANCE OF 245.12 FEET TO THE PLACE OF BEGINNING; SAID PARCEL OF LAND HEREIN DESCRIBED CONTAINS 0.640 ACRES, MORE OF LESS, IN COOK COUNTY, ILLINOIS.

EXHIBIT "A"

UNIT SEE BELOW * IN BUILDING SEE BELOW * TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN ARLINGTON GROVE TOWNHOUSE CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 89-444544 AS AMENDED FROM TIME TO TIME, IN LOT 8 IN ARLINGTON GROVE SUBDIVISION, BEING A SUBDIVISION OF THAT PART OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 17, LYING SOUTH OF THE CENTER LINE OF RAND ROAD AND THAT PART OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 18, LYING SOUTH OF THE CENTER LINE OF RAND ROAD, ALL IN TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENTS FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH AND DEFINED IN DOCUMENT NUMBER 89-444544 AS AMENDED FROM TIME TO TIME.

*

1) Unit 2103 in Building 400 (B)
2) Unit 2111 in Building 400 (C)
3) Unit 2053 in Building 500 (B)
4) Unit 2057 in Building 500 (D)
5) Unit 2061 in Building 500 (C)
6) Unit 2065 in Building 500 (A)

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