

# UNOFFICIAL COPY

STATE OF ILLINOIS

14968594

MEMORANDUM OF LEASE

COUNTY OF COOK

2431

THIS INDENTURE, made and entered into this 29th day of March, 1994, by and between ~~Mount Greenwood Bank~~ <sup>Musa P. Tadros as Beneficiary</sup>, not personally, but as Trustee under Trust Agreement dated February 7, 1989, <sup>with Mt Greenwood Bank as Trustee</sup> known as Trust Number 5-0482, hereinafter referred to as the "LANDLORDS", and <sup>Paula K. Tadros</sup> FAMILY DOLLAR STORES OF ILLINOIS, INC., hereinafter referred to as "TENANT".

## W I T N E S S E I H

That, in consideration of the covenants hereinafter contained, the Landlords hereby demise and let, and the Tenant hereby rents and hires from the Landlords, the following described premises situated on the east side of South Kedzie Avenue between 110th Street and 111th Street and having an address of 11041 South Kedzie Avenue, in the City of Chicago, Cook County, Illinois, and being that property comprising 21,875 square feet fronting 175 feet on South Kedzie and extending 125 feet to an unpaved alley as shown outlined in red on Exhibit B - Site Plan attached hereto and made a part hereof.

DEPT-01 RECORDING \$27.00  
 T90012 TRAN 6306 11/15/94 13:26:00  
 #5184 \$ SK #94-968594  
 COOK COUNTY RECORDER

Together with a building containing approximately 9,281 (75' x 123'9") square feet, to be provided by the Landlords on the above-described premises along with the paved, marked, lighted parking, service and access shown on "Exhibit B - Site Plan" (said premises and the building and other improvements thereon are hereinafter called "demised premises"), attached hereto and made a part hereof.

TO HAVE AND TO HOLD said demised premises for an initial term ending on the 31st day of December, 1998, upon the rents, terms, covenants and conditions contained in a certain Lease Agreement between the parties and bearing even date herewith, which said Lease Agreement is incorporated herein by reference, and the TENANT has been and is hereby granted, in accordance with the terms of said Lease Agreement, Six (6) successive options to extend the term of said Lease for a period of Five (5) years on each option.

IN WITNESS WHEREOF, this indenture has been duly executed by said parties in manner and form provided by law, this the day and year first above written.

ATTEST:

~~LANDLORDS~~  
~~MOUNT GREENWOOD BANK, not personally,~~  
~~but as Trustee under Trust Agreement~~  
~~dated February 7, 1989, known as Trust~~  
~~Number 5-0482~~

Secretary

Trust Officer

TENANT  
FAMILY DOLLAR STORES OF ILLINOIS, INC.

ATTEST:

*Janice B. Burris*  
 Assistant Secretary  
 JANICE B. BURRIS

By: *C. Martin Sowers*  
 Senior Vice President  
 C. MARTIN SOWERS

Landlords

*Musa P. Tadros*  
 Musa P. Tadros  
 MUSA P. TADROS

*Paula K. Tadros*  
 Paula K. Tadros  
 PAULA K. TADROS



27

Prepared by: Thomas E. Schoenheit, Esq.  
 10401 Old Monroe Rd.  
 Matthews, North Carolina 28105

Prepared by:

Matthews, North Carolina 28105

FAMILY DOLLAR STORES, INC.  
 ATTN: *Mary Cook*  
 P. O. BOX 1017  
 CHARLOTTE, NC 28201-1017

*Witness Mike Hanford*

*Witness [Signature]*

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REC-80044

Property of Cook County Clerk's Office

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# UNOFFICIAL COPY

STATE OF ILLINOIS

NOTARY

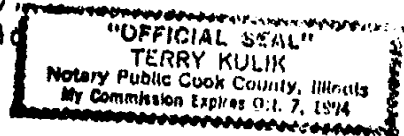
COUNTY OF Cook

I, Terry Kulik, a Notary Public in and for the aforesaid State and County, do hereby certify that MUST of TRORAS, personally appeared before me this day and that by the authority duly given and ~~on behalf of MOUNT GREENWOOD BANK, not personally, but as Trustee under Trust Agreement dated February 7, 1989, known as Trust Number 5-0492,~~ acknowledged the foregoing instrument was signed and executed by him, as Trust Officer for the purposes therein expressed.

WITNESS my hand and notarial seal this the 31 day of MARCH, 1994.

Terry Kulik

Notary Public



My Commission Expires:

OCT 7, 1994

STATE OF NORTH CAROLINA

NOTARY

COUNTY OF MECKLENBURG

I, Phyllis C. Falcone, a Notary Public in and for the aforesaid State and County, do hereby certify that C. MARTIN SOWERS and JANICE B. BURRIS, Senior Vice President and Assistant Secretary respectively of FAMILY DOLLAR STORES OF ILLINOIS, INC., personally appeared before me this day and that by the authority duly given and as the act of the corporation, the foregoing instrument was signed and executed by them for the purposes therein expressed.

WITNESS my hand and notarial seal this the 29th day of March, 1994.

Phyllis C. Falcone

Notary Public

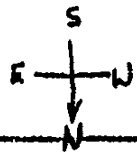
My Commission Expires:

May 9, 1997



94986801

WOOLWORTH'S



PUBLIC ALLEY

GRANT'S BAR & GRILL

FAMILY DOLLAR

8,281 S.F.

SINGLE FAMILY HOMES

Unimproved Alley

LIGHTED REAR SERVICE & ACCESS AREA

DUMPSTER

123'9"

PAVED, MARKED, LIGHTED

PARKING AREA

Public Sidewalk 175'

KEDZIE AVENUE

HOME

FAMILY DOLLAR  
ROAD SIGN

**EXHIBIT B - Site Plan**

Memorandum of Lease  
MOUNT GREENWOOD BANK, as Trustee, Trust #5-0482  
Landlords  
FAMILY DOLLAR STORES OF ILLINOIS, INC.  
Tenant

LEGAL DESCRIPTION:  
Lots 57 through 63 Block 308

94200594

DATE	3-29-94
APPROVED BY:	
LANDLORD:	<i>[Signature]</i>
TENANT:	<i>[Signature]</i>

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# UNOFFICIAL COPY

STATE OF ILLINOIS

NOTARY

COUNTY OF Will

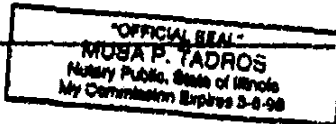
I, MUSA P. TADROS, a Notary Public in and for the  
aforesaid State and County, do hereby certify that PAUL R. TADROS  
personally appeared before me this day and that by the authority duly given

acknowledged the foregoing instrument was signed and executed by him, as Trust  
Officer, for the purposes therein expressed.

WITNESS my hand and notarial seal this the 28 day  
of March, 1994.

Musa P. Tadros  
Notary Public

My Commission Expires:



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