98409944

#### UNOFFICIAL CO 978-05-18 11:06:09

THIS INSTRUMENT WAS PREPARED BY:

Charles L. Edwards, Esq. Rudnick & Wolfe 203 North LaSalle Street Chicago, Illinois 60601

Mail to:

J. Kelly Button, Esq. D'Ancon's & Pflaum 30 North LeSalle Street Chicago, Illinois 60602

This space reserved for Recorder's use only

#### **MEMORANDUM OF LEASE:**

THIS MEMORANDUM OF LEASE is made as of the 10 day of April, 1998 by and between Richard H. Driehaus ("Sublessee"), and Donald A. King, Jr. and Janemarie King, husband and wife, as tenants by the entirety and not as tenants in common or joint tenants, (collectively, "Purchaser").

#### WITNESSETH:

- Existence of Master Lease. 199 Corp., ar Illinois corporation ("Sublessor"), is the holder of a leasehold interest in that certain ground lease dated May 12, 1994, which lease was memorialized by a short form lease recorded as document 9/4/38253 with the Recorder of Deeds of Cook County, Illinois ("Recorder") by virtue of an Agreement of Assignment and Acceptance of Tenant's Interest in Lease dated May 24, 1994 and recorded May 27, 1994 as document 9/4/38118 with the Recorder, and by further assignment by an Agreement of Assignment and Acceptance of Tenant's Interest in Lease recorded on March 28, 1995 as document 9/5/208157 with the Recorder, and an Amendment to Agreement of Acceptance of Tenant's Interest in Lease recorded May 11, 1995 as document 9/5/31/0353 with the Recorder.
- 2. Existence of Proprietary Sublease. Sublessor and Sublessee entered into that certain Proprietary Sublease dated June 28, 1995 (the "Sublease"), a memorandum of which was recorded with the Recorder as document 95426283, under which Sublessor conveyed to Sublessee a subleasehold estate in and to Apartment 2W-E and Garage Spaces 5 and 6 located on the real estate commonly known as 199 East Lake Shore Drive, Chicago, Illinois, and legally described on Exhibit A attached hereto (the "Premises").

RETURN TO BOX 389 (MDM)

#### 98409944

- 3. Assignment of Proprietary Sublease. Sublessee assigned its interest in the Sublease to Purchaser pursuant to that certain Assignment of Proprietary Sublease of even date herewith made by Sublessee in favor of Purchaser covering the Premises.
- 4. Term. The term of the Sublease commenced on June 28, 1995 and expires on May 31, 2093, unless sooner terminated in accordance with the terms thereof.

IN WITNESS WHEREOF, the parties hereto have caused this Memorandum of Lease to be executed as of the day and year first above written.

SUBLESSES:	PURCHASER:
The war	
Richard H. Driehaus	Donald A. King, Jr.
	Janemarie King
	Janemarie King
	72
	750
	C

98409944

BEFORE ME, a Notary Public in and for said County and State, personally appeared Richard H. Driehaus, who acknowledged that he signed the foregoing instrument, and the same is his free act and deed.  IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal at Chicago, Tilinois this 10 <sup>th</sup> day of April, 1998.  OFFICIAL SEAL STELA BASOUKEAS WOTANI COMMISSION EXPIRES 05.07/01  STATE OF ILLINOIS ) SS. COUNTY OF COOK )  BEFORE ME, a Notary Public in and for said County and State, personally appeared Donald A. King, Jr. and Janemarie King, husband and official seal at Chicago, Illinois this day of April, 1998.  Notary Public  Notary Public				30403344
BEFORE ME, a Notary Public in and for said County and State, personally appeared Richard H. Driehaus, who acknowledged that he signed the foregoing instrument, and the same is his free act and deed.  IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal at Chicago, Tilinois this	STATE OF ILLINOIS	) 56		
BEFORE ME, a Notary Public in and for said County and State, personally appeared Richard H. Driehaus, who acknowledged that he signed the foregoing instrument, and the same is his free act and deed.  IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal at Chicago, Illinois this / Legal	COUNTY OF COOK	) 33.		
Richard H. Driehaus, who acknowledged that he signed the foregoing instrument, and the same is his free act and deed.  IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal at Chicago. Alinois this day of April, 1998.  OFFICIAL SEAL STELLA BASOUKEAS NOTANI PUBLIC, STATE OF ILLINOIS NOTANI PUBLIC, STATE OF ILLINOIS SS.  COUNTY OF COOK   BEFORE ME, a Notary Public in and for said County and State, personally appeared Donald A. King, Jr. and Janemarie King, husband and wife, who acknowledged that they signed the foregoing instrument, and the same is their free act and deed.  IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal at Chicago, Illinois this day of April, 1998.	COUNTY OF COOM	,		
Richard H. Driehaus, who acknowledged that he signed the foregoing instrument, and the same is his free act and deed.  IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal at Chicago. Alinois this day of April, 1998.  OFFICIAL SEAL STELLA BASOUKEAS NOTANI PUBLIC, STATE OF ILLINOIS )  STATE OF ILLINOIS )  SS.  COUNTY OF COOK )  BEFORE ME, a Notary Public in and for said County and State, personally appeared Donald A. King, Jr. and Janemarie King, husband and vite, who acknowledged that they signed the foregoing instrument, and the same is their free act and deed.  IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal at Chicago, Illinois this day of April, 1998.	REFORE ME 4 N	Jotary Public in and	for said County and St	ate, personally appeared
IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal at Chicago. Thinois this day of April, 1998.  OFFICIAL SEAL STALLA BASOUKEAS MOTARI POBLIC, STATE OF ILLINOIS MY COMMISSION EXPIRES OF MOTOR OF COOK )  STATE OF ILLINOIS ) SS.  COUNTY OF COOK )  BEFORE ME, a Notary Public in and for said County and State, personally appeared Donald A. King, Jr. and Janemarie King, husband and wife, who acknowledged that they signed the foregoing instrument, and the same is their free act and deed.  IN TESTIMONY WHEREOF, I have hereunto set any hand and official seal at Chicago, Illinois this day of April, 1998.	Richard H. Driehaus, who			
Chicago. Illinois this day of April, 1998.  OFFICIAL SEAL STELLA BASOUKEAS MYCDMMISSION EXPIRES 05/07/01  MYCDMMISSION EXPIRES 05/07/01  STATE OF ILLINOIS ) SS.  COUNTY OF COOK )  BEFORE ME, a Notary Public in and for said County and State, personally appeared Donald A. King, Jr. and Janemarie King, husband and wife, who acknowledged that they signed the foregoing instrument, and the same is their free act and deed.  IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal at Chicago, Illinois this day of April, 1998.				
STATE OF ILLINOIS )  BEFORE ME, a Notary Public in and for said County and State, personally appeared Donald A. King, Jr. and Janemarie King, husband and wife, who acknowledged that they signed the foregoing instrument, and the same is their free act and deed.  IN TESTIMONY WHEREOF, I have hereunto set any hand and official seal at Chicago, Illinois this day of April, 1998.				and official seal at
STATE OF ILLINOIS  STATE OF ILLINOIS  SS.  COUNTY OF COOK  BEFORE ME, a Notary Public in and for said County and State, personally appeared Donald A. King, Jr. and Janemarie King, husband and vine, who acknowledged that they signed the foregoing instrument, and the same is their free act and deed.  IN TESTIMONY WHEREOF, I have hereunto set any hand and official seal at Chicago, Illinois this day of April, 1998.	Chicago. Annois this <u>10</u>	uay vi Aprii, 199	<b>'0,</b>	
STATE OF ILLINOIS  STATE OF ILLINOIS  SS.  COUNTY OF COOK  BEFORE ME, a Notary Public in and for said County and State, personally appeared Donald A. King, Jr. and Janemarie King, husband and wife, who acknowledged that they signed the foregoing instrument, and the same is their free act and deed.  IN TESTIMONY WHEREOF, I have hereunto set any hand and official seal at Chicago, Illinois this day of April, 1998.	6			
STATE OF ILLINOIS  STATE OF ILLINOIS  SS.  COUNTY OF COOK  BEFORE ME, a Notary Public in and for said County and State, personally appeared Donald A. King, Jr. and Janemarie King, husband and wife, who acknowledged that they signed the foregoing instrument, and the same is their free act and deed.  IN TESTIMONY WHEREOF, I have hereunto set any hand and official seal at Chicago, Illinois this day of April, 1998.	S OPERIO	TAL SEAL	Vicia Me	erik ian
STATE OF ILLINOIS  SS.  COUNTY OF COOK  BEFORE ME, a Notary Public in and for said County and State, personally appeared Donald A. King, Jr. and Janemarie King, husband and vie, who acknowledged that they signed the foregoing instrument, and the same is their free act and deed.  IN TESTIMONY WHEREOF, I have hereunto set any hand and official seal at Chicago, Illinois this day of April, 1998.		(		
STATE OF ILLINOIS  SS.  COUNTY OF COOK  BEFORE ME, a Notary Public in and for said County and State, personally appeared Donald A. King, Jr. and Janemarie King, husband and wife, who acknowledged that they signed the foregoing instrument, and the same is their free act and deed.  IN TESTIMONY WHEREOF, I have hereunto set any hand and official seal at Chicago, Illinois this day of April, 1998.			round rubic	
BEFORE ME, a Notary Public in and for said County and State, personally appeared Donald A. King, Jr. and Janemarie King, husband and wife, who acknowledged that they signed the foregoing instrument, and the same is their free act and deed.  IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal at Chicago, Illinois this day of April, 1998.	Conservation	· · · · · · · · · · · · · · · · · · ·		
BEFORE ME, a Notary Public in and for said County and State, personally appeared Donald A. King, Jr. and Janemarie King, husband and wife, who acknowledged that they signed the foregoing instrument, and the same is their free act and deed.  IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal at Chicago, Illinois this day of April, 1998.	cm. mp. on m ! mioro	C		
BEFORE ME, a Notary Public in and for said County and State, personally appeared Donald A. King, Jr. and Janemarie King, husband and wife, who acknowledged that they signed the foregoing instrument, and the same is their free act and deed.  IN TESTIMONY WHEREOF, I have hereunto set any hand and official seal at Chicago, Illinois this day of April, 1998.	STATE OF ILLINOIS	) 98		
BEFORE ME, a Notary Public in and for said County and State, personally appeared Donald A. King, Jr. and Janemarie King, husband and wife, who acknowledged that they signed the foregoing instrument, and the same is their free act and deed.  IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal at Chicago, Illinois this day of April, 1998.	COUNTY OF COOK	) 55.		
Donald A. King, Jr. and Janemarie King, husband and wife, who acknowledged that they signed the foregoing instrument, and the same is their free act and deed.  IN TESTIMONY WHEREOF, I have hereunto set any hand and official seal at Chicago, Illinois this day of April, 1998.		· C		
Donald A. King, Jr. and Janemarie King, husband and wife, who acknowledged that they signed the foregoing instrument, and the same is their free act and deed.  IN TESTIMONY WHEREOF, I have hereunto set any hand and official seal at Chicago, Illinois this day of April, 1998.	DEEODE ME . N	otane Public in and	for said County and Sta	ita narconallu annaarad
IN TESTIMONY WHEREOF, I have hereunto set any hand and official seal at Chicago, Illinois this day of April, 1998.				
Chicago, Illinois this day of April, 1998.				· · · · · · · · · · · · · · · · · · ·
Chicago, Illinois this day of April, 1998.			()	
				nd and official seal at
Notary Public	cincago, itmiois dus	day or April, 19:	<b>7</b>	<b>'</b>
Notary Public				0.
Notary Public				V/5c.
			Notary Public	Co

- 3. Assignment of Proprietary Sublease. Sublessee assigned its interest in the Sublease to Purchaser pursuant to that certain Assignment of Proprietary Sublease of even date herewith made by Sublessee in favor of Purchaser covering the Premises.
- Term. The term of the Sublease commenced on June 28, 1995 and expires on May 31, 2093, unless sooner terminated in accordance with the terms thereof.

IN WITNESS WHEREOF, the parties hereto have caused this Memorandum of Lease to be executed as of the day and year first above written. Richard H. Driehaus J. O. Collins Clerk's Office

STATE OF ILLINOIS	)	
	) SS.	98200
COUNTY OF COOK	)	98409944

**BEFORE ME**, a Notary Public in and for said County and State, personally appeared Richard H. Driehaus, who acknowledged that he signed the foregoing instrument, and the same is his free act and deed.

IN TESTIMONY WHEREOF, I have hereunto set my hand and official scal at Chicago, Minois this  $I^{(a,b)}$  day of April, 1998.

Notary Public

STATE OF ILLINOIS ) SS.
COUNTY OF COOK )

"OFFICIAL SEAL"

SELA L. BROWN

NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 9/17/2001

**BEFORE ME**, a Notary Public in and for soid County and State, personally appeared Donald A. King, Ir and Janemarie King, husband and wife, who acknowledged that they signed the foregoing instrument, and the same is their free act and deed.

IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal at Chicago, Illinois this  $45^{\circ}$  day of April, 1998.

Notary Public

"OFFICIAL SEAL"
SELAL BROWN
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 9/17/2001

**LEGAL DESCRIPTION** 

98409944

APARTMENT 2W-E AND GARAGE SPACES 5 AND 6 IN THE APARTMENT BUILDING COMMONLY KNOWN AS 199 EAST LAKE SHORE DRIVE, WHICH APARTMENT BUILDING IS LOCATED ON THE FOLLOWING DESCRIBED LAND, (HEREINAFTER REFERRED TO AS "UNDERLYING LAND"):

#### NORTH PARCEL:

THE WEST 17 00 FEET OF LOT 9, ALL OF LOT 10, THE EAST 33.00 FEET OF LOT 11, THAT PART OF THE EAST 17.00 FEET OF LOT 32, TOGETHER WITH THAT PART OF LOT 33 AND THAT PART OF THE WEST 17.00 FEET OF LOT 34, ALL TAKEN AS ONE TRACT, LYING NORTH OF THE FOLLOWING DESCRIBED LINE:

BEGINNING AT A FOIRT ON THE EAST LINE OF THE WEST 17.00 FEET OF LOT 34 AFORESAID, 59.34 FEET NORTH (AS MEASURED ALONG SAID EAST LINE) OF THE SOUTH LINE OF SAID LOT: THENCE MURTH 89 DEGREES, 38 MINUTES, 27 SECONDS WEST, 73.10 FEET TO THE POINT OF INTERSECTION WITH A LINE DRAWN 73.10 FEET (AS MEASURED PERPENDICULARLY) WEST OF AND PARALLEL WITH THE EAST LINE OF THE WEST 17.00 FEET OF LOT 34, AFORESAID; THENCE SOUTH O DEGREES, 41 MINUTES, 47 SECONDS WEST ALONG SAID PARALLEL LINE, 10.30 FEET: THENCE NORTH 89 DEGREES, 38 MINUTES, 27 SECONDS WEST, 10.91 FEET TO THE POINT OF INTERSECTION WITH THE WEST LINE OF THE EAST 17.00 FEET OF LOT 32, AFORESAID, SAID POINT BEING 49.01 FEET NORTH (AS MEASURED ALONG SAID WEST LINE; OF THE SOUTH LINE OF SAID LOT, ALL IN FITZSIMMON'S ADDITION TO CHICAGO, A SUBDIVISION OF FART OF BLOCK 8 IN CANAL TRUSTEES' SUBDIVISION OF THE SOUTH FRACTIONAL 1/4 OF FRACTIONAL SECTION 3, TOWNSHIP 39 TIDA. NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property Address:

199 East Lake Shore Drive Apartment 2W-E Chicago, Illinois 60611

Property Tax Number: 17-03-208-004, 17-03-208-012