

76-44857, LHA 2/34

FIRST AMENDMENT OF
CHS GROUND LEASE AND
THIRTY-EIGHTH AMENDMENT OF
COOPERATIVE GROUND LEASE

THIS FIRST AMENDMENT OF CHS GROUND LEASE AND
THIRTY-EIGHTH AMENDMENT OF COOPERATIVE GROUND LEASE
("Amendment"), dated as of June 24, 1998, between and among LU-
THERAN HOME FOR THE AGED, INC., an Illinois corporation ("LHA"),
LUTHER VILLAGE PHASE II, L.L.C., a Delaware limited liability company
("Luther L.L.C."), and LUTHER VILLAGE OWNERS CORPORATION, an
Illinois corporation (the "Owners Corporation").

WITNESSETH:

WHEREAS, CHS Arlington Associates Limited Partnership
("CHS") was the owner of a leasehold interest in certain land located in Arlington
Heights, Illinois (the "Land"), pursuant to that certain ground lease (the "Ground
Lease") dated as of November 8, 1989, between LHA, as ground lessor, and CHS,
as ground lessee, a memorandum of which Ground Lease was recorded on Novem-
ber 17, 1989 in the Office of the Recorder of Deeds of Cook County Illinois as
Document No. 89548964;

Permanent Tax Index Number:
03-19-400-005

This Instrument Prepared by and after
Recording return to:

Address of Premises:
Oakton Avenue & Kennicott
Arlington Heights, Illinois

Patricia A. Needham, Esq.
Skadden, Arps, Slate,
Meagher & Flom
333 West Wacker Drive
Suite 2100
Chicago, Illinois 60606

BOX 333-CTI

WHEREAS, CHS assigned all of its right, title and interest in and to the Ground Lease to Luther L.L.C. pursuant to that certain Assignment of Development Ground Lease (the "Assignment") dated as of January 31, 1997, by and among CHS, as Assignor, and Luther L.L.C., as Assignee which Assignment was recorded on February 3, 1997 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 97075227;

WHEREAS, Luther L.L.C. had undertaken the development, construction, and sale of a cooperative residential project (the "Project"), to be completed in certain phases and to be situated on the Land, which Project is commonly known as Luther Village;

WHEREAS, the Cooperative Lease (hereinafter defined) has been amended pursuant to that certain Amendment of Development Ground Lease and Cooperative Ground Lease executed February 9, 1990, by and among LHA, Luther Partnership and the Owners Corporation, recorded on February 13, 1990, in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 90069851;

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Second Amendment of Development Ground Lease and Cooperative Ground Lease executed April 17, 1990, by and among LHA, Luther Partnership and the Owners Corporation, recorded on April 18, 1990, in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 90174066;

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Third Amendment of Development Ground Lease and Cooperative Ground Lease executed May 2, 1990, by and among LHA, Luther Partnership and the Owners Corporation, recorded on May 3, 1990, in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 90203486;

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Fourth Amendment of Development Ground Lease and Cooperative Ground Lease executed May 4, 1990, by and among LHA, Luther Partnership and the Owners Corporation, recorded on May 4, 1990, in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 90207765;

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Fifth Amendment of Development Ground Lease and Cooperative Ground Lease executed May 15, 1990, by and among LHA, Luther Partnership and the Owners Corporation, recorded on May 15, 1990, in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 90225203;

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Sixth Amendment of Development Ground Lease and Cooperative Ground Lease executed July 25, 1990, by and among LHA, Luther Partnership and the Owners Corporation, recorded on July 26, 1990 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 90359323;

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Seventh Amendment of Development Ground Lease and Cooperative Ground Lease executed September 26, 1990, by and among LHA, Luther Partnership and the Owners Corporation, recorded on September 27, 1990 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 90469852;

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Eighth Amendment of Development Ground Lease and Cooperative Ground Lease executed October 31, 1990, by and among LHA, Luther Partnership and the Owners Corporation, recorded on November 2, 1990 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 90536609;

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Ninth Amendment of Development Ground Lease and Cooperative Ground Lease executed December 10, 1990, by and among LHA, Luther Partnership and the Owners Corporation, recorded on December 12, 1990 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 90602908;

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Tenth Amendment of Development Ground Lease and Cooperative Ground Lease executed December 14, 1990, by and among LHA, Luther Partnership and the Owners Corporation, recorded on December 17, 1990 in the Office of the Recorder of Deed of Cook County, Illinois as Document No. 90611699; and

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Eleventh Amendment of Development Ground Lease and Cooperative Ground Lease executed January 29, 1991, by and among LHA, Luther Partnership

and the Owners Corporation, recorded on January 31, 1991 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 91046685;

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Twelfth Amendment of Development Ground Lease and Cooperative Ground Lease executed October 21, 1991, by and among LHA, Luther Partnership and the Owners Corporation, recorded on October 22, 1991 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 91550390.

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Thirteenth Amendment to Development Ground Lease and Cooperative Ground Lease executed January 28, 1992, by and among LHA, Luther Partnership and the Owners Corporation, recorded on January 31, 1992 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 92063470.

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Fourteenth Amendment of Development Ground Lease and Cooperative Ground Lease executed October 1, 1992, by and among LHA, Luther Partnership and the Owners Corporation, recorded on October 2, 1992 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 92732724; and

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Fifteenth Amendment of Development Ground Lease and Cooperative Ground Lease executed February 4, 1993, by and among LHA, Luther Partnership and the Owners Corporation, recorded April 15, 1993 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 93278497.

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Sixteenth Amendment of Development Ground Lease and Cooperative Ground Lease executed May 28, 1993, by and among LHA, Luther Partnership and the Owners Corporation, recorded June 4, 1993 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 93424664;

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Seventeenth Amendment of Development Ground Lease and Cooperative Ground Lease executed June 16, 1993, by and among LHA, Luther Partnership and the Owners Corporation recorded July 8, 1993 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 93521886; and

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Eighteenth Amendment of Development Ground Lease and Cooperative Ground Lease executed December 1, 1993, by and among LHA, Luther Partnership and the Owners Corporation recorded December 6, 1993 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 93999277.

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Nineteenth Amendment of Development Ground Lease and Cooperative Ground Lease executed January 12, 1994, by and among LHA, Luther Partnership and the Omnibus Corporation recorded January 14, 1994 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 94048525.

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Twentieth Amendment of Development Ground Lease and Cooperative Ground Lease executed March 1, 1994, by and among LHA, Luther Partnership and the Owners Corporation recorded March 25, 1994 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 94272731.

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Twenty-First Amendment of Development Ground Lease and Cooperative Ground Lease executed June 14, 1994, by and among LHA, Luther Partnership and the Owners Corporation recorded June 21, 1994 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 94543820.

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Twenty-Second Amendment of Development Ground Lease and Cooperative Ground Lease executed August 1, 1994, by and among LHA, Luther Partnership and the Owners Corporation recorded August 2, 1994 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 94681073.

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Twenty-Third Amendment of Development Ground Lease and Cooperative Ground Lease executed August 15, 1994, by and among LHA, Luther Partnership and the Owners Corporation recorded August 22, 1994 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 94740236.

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Twenty-Fourth Amendment of Development Ground Lease and Cooperative Ground Lease executed February 15, 1995, by and among LHA,

Luther Partnership and the Owners Corporation recorded February 27, 1995 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 95-134820.

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Twenty-Fifth Amendment of Development Ground Lease and Cooperative Ground Lease executed May 1, 1995, by and among LHA, Luther Partnership and the Owners Corporation recorded May 19, 1995 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 95330155.

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Twenty-Sixth Amendment of Development Ground Lease and Cooperative Ground Lease executed June 2, 1995, by and among LHA, Luther Partnership and the Owners Corporation recorded June 15, 1995 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 95388241.

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Twenty-Seventh Amendment of Development Ground Lease and Cooperative Ground Lease executed June 30, 1995, by and among LHA, Luther Partnership and the Owners Corporation recorded July 7, 1995 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 95439853;

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Twenty-Eighth Amendment of Development Ground Lease and Cooperative Ground Lease executed October 17, 1995, by and among LHA, Luther Partnership and the Owners Corporation recorded October 19, 1995 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 95714070;

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Twenty-Ninth Amendment of Development Ground Lease and Cooperative Ground Lease executed January 15, 1996, by and among LHA, Luther Partnership and the Owners Corporation recorded January 18, 1996 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 96048222;

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Thirtieth Amendment of Development Ground Lease and Cooperative Ground Lease executed November 15, 1996, by and among LHA Luther Partner-

ship and the Owners Corporation recorded November 18, 1996 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No.96878341;

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Thirty-First Amendment of Development Ground Lease and Cooperative Ground Lease executed December 13, 1996, by and among LHA, Luther Partnership and the Owners Corporation recorded December 17, 1996 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No.96952738;

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Thirty-Second Amendment of Development Ground Lease and Cooperative Ground Lease executed March 24, 1997, by and among LHA, Luther Partnership and the Owners Corporation recorded March 27, 1997 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 97211687;

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Thirty-Third Amendment of Development Ground Lease and Cooperative Ground Lease executed August 26, 1997 by and among LHA, Luther Partnership and the Owners Corporation recorded September 4, 1997 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 97648943;

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Thirty-Fourth Amendment of Development Ground Lease and Cooperative Ground Lease executed September 22, 1997 by and among LHA, Luther Partnership and the Owners Corporation recorded September 24, 1997 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 97708495;

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Thirty-Fifth Amendment of Development Ground Lease and Cooperative Ground Lease executed November 5, 1997 by and among LHA, Luther Partnership and the Owners Corporation recorded November 10, 1997 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 97842486;

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Thirty-Sixth Amendment of Development Ground Lease and Cooperative Ground Lease executed November 10, 1997 by and among LHA, Luther

Partnership and the Owners Corporation recorded November 13, 1997 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 97852258;

WHEREAS, the Cooperative Lease has been amended pursuant to that certain Thirty-Seventh Amendment of Development Ground Lease and Cooperative Ground Lease executed December 10, 1997 by and among LHA, Luther Partnership and the Owners Corporation recorded December 22, 1997 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 97963175;

WHEREAS, LHA and Luther L.L.C. wish to terminate the Ground Lease as to a certain portion of the Land legally described on Exhibit A attached hereto (the "Transferred Property") and LHA desires to lease the Transferred Property to the Owners Corporation and the Owners Corporation desires to lease the Transferred Property from LHA under the terms and conditions of that certain Cooperative Ground Lease (the "Cooperative Lease") dated as of November 8, 1989, between LHA as ground lessor and the Owners Corporation as ground lessee, a memorandum of which Cooperative Lease was recorded on February 13, 1990 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 90069852;

WHEREAS, the parties hereto desire to amend the Ground Lease and the Cooperative Lease to reflect their agreement as hereinafter described.

NOW, THEREFORE, in consideration of the foregoing, the mutual covenants contained herein, the sum of Ten Dollars (\$10.00) by each party in hand paid to the others and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, LHA, Luther L.L.C., and Owners Corporation hereby mutually agree as follows:

1. Amendment of the Ground Lease. LHA and Luther L.L.C. hereby agree that Exhibit A to the Ground Lease, which sets forth the legal description of the land demised thereunder, is hereby deleted and the legal description attached hereto as Exhibit B is hereby substituted as Exhibit A under the Ground Lease. All references in the Ground Lease to the "Demised Land" shall mean the legal description attached hereto as Exhibit B.

UNOFFICIAL COPY

Property of Cook County Clerk's Office

2. Amendment of the Cooperative Lease. The parties hereby agree that Exhibit C attached hereto shall be deemed to be Exhibit A to the Cooperative Lease, which sets forth the legal description of the land demised thereunder. All references to the "Demised Land" thereunder shall mean the legal description attached hereto as Exhibit C.

3. Full Force and Effect. The Ground Lease, and the Cooperative Lease, as amended hereby, shall remain in full force and effect.

4. Applicable Law. This Amendment will for all purposes be construed in accordance with and governed by the laws of the State of Illinois applicable to agreements made and performed wholly therein.

5. Ratify Easements. Owners Corporation hereby confirms, ratifies and grants the easements set forth in that certain Grant of Easements and Covenant Agreement between Owners Corporation, LHA and Luther Partnership dated as of November 8, 1989, and recorded in the Office of the Recorder of Deeds of Cook County as document No. 85528961 over the Demised Land, as defined in the Cooperative Lease as hereby amended.

6. Counterparts. This Amendment may be executed in any number of counterparts and all such counterparts taken together shall be deemed to constitute one instrument.

[Remainder of this page left blank intentionally.]

IN WITNESS WHEREOF, the parties have executed this Amendment as of the day and year first above written.

LUTHERAN HOME FOR THE AGED, INC.,
an Illinois corporation

By: [Signature]
Name: Roger W. Sawicki
Its: President

~~LUTHER VILLAGE PHASE II, L.L.C.,~~
a Delaware limited liability company

BY: CHS LUTHER VILLAGE PARTNERSHIP,
an Illinois general partnership,
its Managing Member

BY: CHS ARLINGTON ASSOCIATES LIMITED
PARTNERSHIP, an Illinois limited
partnership, a General Partner

BY: CHS ARLINGTON, INC.,
a Delaware corporation,
its General Partner

By: _____
Name: _____
Title: _____

~~LUTHER VILLAGE OWNERS CORPORATION,~~
an Illinois corporation

By: _____
Name: _____
Its: _____

IN WITNESS WHEREOF, the parties have executed this Amendment as of the day and year first above written.

~~LUTHERAN HOME FOR THE AGED, INC.,~~
an Illinois corporation

By: _____
Name: _____
Its: _____

LUTHER VILLAGE PHASE II, L.L.C.,
a Delaware limited liability company

BY: CHS LUTHER VILLAGE PARTNERSHIP,
an Illinois general partnership,
its Managing Member

BY: CHS ARLINGTON ASSOCIATES LIMITED
PARTNERSHIP, an Illinois limited
partnership, a General Partner

BY: CHS ARLINGTON, INC.,
a Delaware corporation,
its General Partner

By: *[Signature]*
Name: *Dennis P. Stone*
Title: *Vice President*

LUTHER VILLAGE OWNERS CORPORATION,
an Illinois corporation

By: *[Signature]*
Name: *Walter J. Stone*
Its: *President*

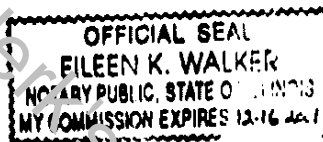
STATE OF ILLINOIS)
) SS
COUNTY OF Cook)

I, Eileen K Walker, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Roger A. Lawberg, personally known to me to be the _____ president of VETERAN HOME FOR THE AGED, INC., an Illinois corporation, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such _____ president of said corporation A signed and delivered the said instrument pursuant to proper authority given by the Board of Directors of said corporation as a free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 9th day of June, 1998.

Eileen K Walker
Notary Public

[Seal]



My Commission expires:

12-16-2001

STATE OF ILLINOIS)
) SS
COUNTY OF lake)

I, the undersigned, notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT DEANUS J. STINE, personally known to me to be the Vice President of CHS Arlington, Inc., a Delaware corporation, General Partner of CHS Arlington Associates Limited Partnership, an Illinois limited partnership, a General Partner of CHS Luther Village Partnership, an Illinois general partnership, the Managing Member of LUTHER VILLAGE PHASE II, L.L.C., personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such Vice President he signed and delivered the said instrument as his free and voluntary act, and as the free and voluntary act for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 29th day of June, 1998.

Patricia J. Blencoe
Notary Public

[SEAL]

My Commission expires:

1-10-03



STATE OF ILLINOIS)
) SS
COUNTY OF Lake)

I, the undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT DENNIS J. Stone, personally known to me to be the President of LUTHERAN VILLAGE OWNERS CORPORATION, an Illinois corporation, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such President of said corporation he signed and delivered the said instrument pursuant to proper authority given by the Board of Directors of said corporation as his free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 29th day of June 1998.

Patricia J. Blencoe
Notary Public

[Seal]



My Commission expires:

1 10 02

UNOFFICIAL COPY

EXHIBIT A

PAD D

THAT PART OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 19, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID WEST ½ OF THE SOUTHEAST ¼; THENCE NORTH 0°00'00" EAST ALONG THE WEST LINE OF SAID WEST ½ OF THE SOUTHEAST ¼, 32.99 FEET; THENCE EAST ALONG A LINE NORMAL TO THE LAST DESCRIBED COURSE, 40.00 FEET TO THE EAST LINE OF KENNICOTT BOULEVARD; THENCE NORTH 0°00'00" EAST ALONG SAID EAST LINE OF KENNICOTT BOULEVARD, 2570.30 FEET TO THE SOUTH LINE OF THOMAS STREET; THENCE NORTH 89°59'08" EAST ALONG SAID SOUTH LINE OF THOMAS STREET, 1247.28 FEET TO THE WEST LINE OF RIDGE AVENUE; THENCE SOUTH 0°00'06" WEST ALONG SAID WEST LINE OF RIDGE AVENUE, 1745.02 FEET; THENCE NORTH 89°59'54" WEST, 265.52 FEET TO THE POINT OF BEGINNING; THENCE NORTH 44°59'57" WEST, 131.76 FEET; THENCE NORTH 0°00'03" EAST, 22.50 FEET; THENCE NORTH 45°00'03" EAST, 106.09 FEET; THENCE NORTH 44°59'57" WEST, 72.00 FEET; THENCE SOUTH 45°00'03" WEST, 112.93 FEET; THENCE NORTH 89°59'57" WEST, 12.83 FEET; THENCE NORTH 44°59'57" WEST, 114.10 FEET; THENCE SOUTH 45°00'03" WEST, 72.00 FEET; THENCE SOUTH 44°59'57" EAST, 114.10 FEET; THENCE SOUTH 0°00'03" WEST, 12.83 FEET; THENCE SOUTH 45°00'03" WEST, 138.60 FEET; THENCE SOUTH 44°59'57" EAST, 72.00 FEET; THENCE NORTH 45°00'03" EAST, 129.64 FEET; THENCE SOUTH 89°59'57" EAST, 25.50 FEET; THENCE SOUTH 44°59'57" EAST, 129.64 FEET; THENCE NORTH 45°00'03" EAST, 72.00 FEET TO THE POINT OF BEGINNING, CONTAINING 1.021 ACRES, MORE OR LESS.

EXHIBIT BPAGE

THAT PART OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 19, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID WEST 1/2 OF THE SOUTHEAST 1/4; THENCE NORTH 0°00'00" EAST ALONG THE WEST LINE OF SAID WEST 1/2 OF THE SOUTHEAST 1/4, 32.99 FEET; THENCE EAST ALONG A LINE NORMAL TO THE LAST DESCRIBED COURSE, 10.00 FEET TO THE EAST LINE OF KENNICOTT BOULEVARD; THENCE NORTH 0°00'00" EAST ALONG SAID EAST LINE OF KENNICOTT BOULEVARD, 725.62 FEET; THENCE SOUTH 90°00'00" EAST, 265.52 FEET TO THE POINT OF BEGINNING; THENCE NORTH 45°00'03", 131.76 FEET; THENCE NORTH 0°00'03" EAST, 22.50 FEET; THENCE NORTH 44°59'57" WEST, 106.09 FEET; THENCE NORTH 45°00'03" EAST, 72.00 FEET; THENCE SOUTH 44°59'57" EAST, 112.93 FEET; THENCE SOUTH 89°59'57" EAST, 12.83 FEET; THENCE NORTH 45°00'03" EAST, 114.10 FEET; THENCE SOUTH 44°59'57" EAST, 72.00 FEET; THENCE SOUTH 45°00'03" WEST, 114.10 FEET; THENCE SOUTH 0°00'03" WEST, 12.83 FEET; THENCE SOUTH 44°59'57" EAST, 138.60 FEET; THENCE SOUTH 45°00'03" WEST, 72.00 FEET; THENCE NORTH 44°59'57" WEST, 129.64 FEET; THENCE NORTH 89°59'57" WEST, 25.50 FEET; THENCE SOUTH 45°00'03" WEST, 129.64 FEET; THENCE NORTH 44°59'57" WEST, 72.00 FEET TO THE POINT OF BEGINNING, CONTAINING 1.021 ACRES, MORE OR LESS.

EXHIBIT C

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OVERALL DESCRIPTION

THAT PART OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 19, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF THE SAID SECTION: THENCE NORTH 0°00'00" EAST ALONG THE WEST LINE OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SAID SECTION 503.24 FEET: THENCE EAST ALONG A LINE NORMAL TO THE LAST DESCRIBED COURSE, 40.00 FEET TO THE POINT OF BEGINNING ON THE EAST LINE OF KENNICOTT BOULEVARD: THENCE NORTH 0°00'00" EAST ALONG SAID EAST LINE OF KENNICOTT BOULEVARD, 2199.86 FEET TO THE SOUTH LINE OF THOMAS STREET: THENCE NORTH 89°59'08" EAST ALONG SAID SOUTH LINE OF THOMAS STREET, 1247.28 FEET TO THE WEST LINE OF RIDGE AVENUE: THENCE SOUTH 0°00'06" WEST ALONG SAID WEST LINE OF RIDGE AVENUE, 2015.92 FEET: THENCE NORTH 89°58'50" WEST, 215.63 FEET, THENCE NORTHERLY ALONG A CURVE HAVING A CHORD BEARING OF NORTH 5°31'21" WEST WITH A CHORD LENGTH OF 27.57 FEET, A RADIUS OF 721.76 FEET, AND AN ARC DISTANCE OF 27.57 FEET: THENCE SOUTH 85°34'18" WEST, 115.45 FEET: THENCE WESTERLY ALONG A CURVE HAVING A CHORD BEARING OF NORTH 80°38'25" WEST, WITH A CHORD LENGTH OF 149.22 FEET, A RADIUS OF 313.95 FEET, AND AN ARC DISTANCE OF 150.67 FEET: THENCE NORTH 66°51'09" WEST, 72.69 FEET: THENCE WESTERLY ALONG A CURVE HAVING A CHORD BEARING OF NORTH 89°12'45" WEST WITH A CHORD LENGTH OF 166.42 FEET, A RADIUS OF 218.72 FEET, AND AN ARC DISTANCE OF 170.72 FEET: THENCE SOUTH 68°25'39" WEST, 86.17 FEET: THENCE WESTERLY ALONG A CURVE HAVING A CHORD BEARING OF SOUTH 76°52'07" WEST WITH A CHORD LENGTH OF 104.40 FEET, A RADIUS OF 355.60 FEET AND AN ARC DISTANCE OF 104.78 FEET: THENCE SOUTH 85°18'34" WEST, 41.44 FEET: THENCE WESTERLY ALONG A CURVE HAVING A CHORD BEARING OF SOUTH 73°10'04" WEST WITH A CHORD LENGTH OF 110.89 FEET, A RADIUS OF 263.62 FEET, AND AN ARC DISTANCE OF 111.73 FEET: THENCE SOUTH 61°01'35" WEST, 81.25 FEET: THENCE WESTERLY ALONG A CURVE HAVING A CHORD BEARING OF SOUTH 75°30'48" WEST WITH A CHORD LENGTH OF 111.59 FEET, A RADIUS OF

EXHIBIT C

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223.03 FEET, AND AN ARC DISTANCE OF 112.78 FEET; THENCE NORTH 90°00'00" WEST, 25.00 FEET TO THE POINT OF BEGINNING, CONTAINING 57.27 ACRES, MORE OR LESS.

EXCEPT FOR THE FOLLOWING PAD:PAD:

THAT PART OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 19, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID WEST ½ OF THE SOUTHEAST ¼; THENCE NORTH 0°00'00" EAST ALONG THE WEST LINE OF SAID WEST ½ OF THE SOUTHEAST ¼, 32.99 FEET; THENCE EAST ALONG A LINE NORMAL TO THE LAST DESCRIBED COURSE, 40.00 FEET TO THE EAST LINE OF KENNICOTT BOULEVARD; THENCE NORTH 0°00'00" EAST ALONG SAID EAST LINE OF KENNICOTT BOULEVARD, 725.62 FEET; THENCE SOUTH 90°00'00" EAST, 265.52 FEET TO THE POINT OF BEGINNING; THENCE NORTH 45°00'03", 131.76 FEET; THENCE NORTH 0°00'03" EAST, 22.50 FEET; THENCE NORTH 44°59'57" WEST, 106.09 FEET; THENCE NORTH 45°00'03" EAST, 72.00 FEET; THENCE SOUTH 44°59'57" EAST, 112.93 FEET; THENCE SOUTH 89°59'57" EAST, 12.83 FEET; THENCE NORTH 45°00'03" EAST, 114.10 FEET; THENCE SOUTH 44°59'57" EAST, 72.00 FEET; THENCE SOUTH 45°00'03" WEST, 114.10 FEET; THENCE SOUTH 0°00'03" WEST, 12.83 FEET; THENCE SOUTH 44°59'57" EAST, 138.60 FEET; THENCE SOUTH 45°00'03" WEST, 72.00 FEET; THENCE NORTH 44°59'57" WEST, 129.64 FEET; THENCE NORTH 89°59'57" WEST, 25.50 FEET; THENCE SOUTH 45°00'03" WEST, 129.64 FEET; THENCE NORTH 44°59'57" WEST, 72.00 FEET TO THE POINT OF BEGINNING, CONTAINING 1.021 ACRES, MORE OR LESS.