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1998-08-31 10:32:53
Cook County Recorder 87.00

OMNIBUS WAIVER AND RELEASE OF RIGHTS, LIENS AND SECURITY INTERESTS

(North Riverside Shopping Center; North Riverside, Illinois Property)

This **OMNIBUS WAIVER AND RELEASE OF RIGHTS, LIENS AND SECURITY INTERESTS** (this "Release") is executed by THE BANK OF NEW YORK, a New York banking corporation having its principal office in the State of New York, as Trustee (the "Note Trustee"), solely for the purposes hereinafter expressed.

WHEREAS, Aurora SPC, Inc. ("SPC") and the Note Trustee are parties to the IPLP Mortgage Note Trust Agreement dated as of April 15, 1994 (the "Mortgage Note Trust") by which (i) a certain second amended and restated mortgage note in the original principal amount of \$68,000,000 (the "Mortgage Note") payable to the order of SPC, dated April 15, 1994, and executed by (A) Chicago Title and Trust Company, as trustee under various trust agreements described in the Mortgage Note ("CTTC"), (B) Lake County Trust Company, as trustee under a certain trust agreement described in the Mortgage Note ("LCTC"), and (C) Illinois Partners Limited Partnership (formerly Six Anchors Limited Partnership), a Maryland limited partnership ("IPLP"), and (ii) related collateral constituting the "Mortgage Note Trust Estate" was sold to the Trustee.

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AC053 205 D2 2043

WHEREAS, CTTC and LCTC, together with IPLP, executed for the benefit of the holder of the Mortgage Note and any successors thereto, including the Note Trustee, certain mortgages, leases, financing statements, and other financing and lien documents, instruments and agreements, including, without limitation, those certain documents, instruments and agreements identified on **Exhibit A** hereto (all the documents, instruments, and agreements evidencing and securing the Mortgage Note, including, without limitation, those listed on **Exhibit A** hereto, are collectively referred to herein as the "Loan Documents"), which Loan Documents encumber, among other property, that certain real property located in Cook County, Illinois, described on **Exhibit B** attached hereto and incorporated herein (the "Property"), all as more particularly described in the Loan Documents;

WHEREAS, all amounts owed and all other obligations, duties and liabilities owed to or accruing to or for the benefit of the Note Trustee under, pursuant to or in any way related to the Loan Documents have been paid and satisfied in full, and the Note Trustee has waived and released, and does hereby waive and release, all rights, duties, obligations and liabilities arising thereunder;

NOW, THEREFORE, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and adequacy of which are hereby acknowledged, Note Trustee, beneficiary under the Loan Documents, hereby (a) releases and terminates all the Loan Documents and all rights, liens, and security interests arising thereunder, (b) waives any and all rights, liens and security interests previously arising with respect to the Property, whether arising

BOX 333-CTI

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pursuant to the Loan Documents, or otherwise, and (c) releases the Property from the Loan Documents, including, without limitation, from any and all additional liens, security interest, encumbrances and other matters not disclosed on Exhibit A, but which are held by or for the benefit of Note Trustee, without regard to how they were created or evidenced.

Note Trustee further agrees to execute all such documents, instruments and agreements (including, without limitation, releases and UCC termination statements) which may be reasonably requested by any party having an interest in the Property and which are necessary or appropriate to effect the intent and purposes of this Release. This Release is to be broadly construed to effect the purpose of releasing any claim or interest that Note Trustee may now have or ever may have had, in and to the Property.

IN WITNESS WHEREOF, Note Trustee has executed this Omnibus Waiver and Release of Rights, Liens, and Security Interests effective as of August 5, 1998.

THE BANK OF NEW YORK, as Trustee

By: Mauro Palladino

Deputy Vice President

THIS INSTRUMENT PREPARED BY,
AND AFTER RECORDING RETURN TO:

Lorne O. Liechty, Esquire
Liechty & McGinnis, P.C.
10440 N. Central Expressway
Suite 1100
Dallas, Texas 75231

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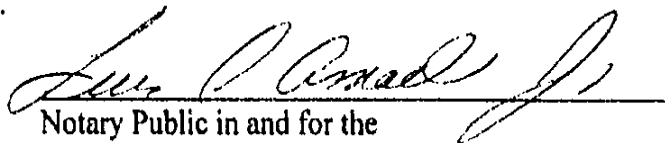
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STATE OF NEW YORK

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COUNTY OF NEW YORK

This instrument was acknowledged before me on the 17 day of August, 1998, by Mario Palladino, Vice -President of The Bank of New York, a New York banking corporation, on behalf of said corporation.



Notary Public in and for the
State of New York

My Commission Expires:

Dec 22, 1999

LUIS A. AMADOR JR.
Notary Public, State of New York
No. 01AM6000603, Qual. in Kings Co.
Certificate Filed in Kings County
Commission Expires Dec. 22, 1999

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EXHIBIT A

Loan Documents
for all Six Properties

[to be attached]

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North Riverside

1. Mortgage dated October 31, 1985, and recorded October 31, 1985, as Document 85261579, made by Chicago Title and Trust Company, a corporation of Illinois, as Trustee under Trust Agreement dated June 15, 1985, and known as Trust No. 1085900 and Six Anchors Limited Partnership, a Maryland limited partnership, to the Trustees of Mellon Participating Mortgage Trust Commercial Properties Series 85/10, to secure a Note for \$68,000,000.00

Amended and Restated Mortgage effective as of January 1, 1993, but dated as of September 28, 1993, and recorded October 13, 1993 as Document 93820415 made by and between Chicago Title and Trust Company, as Trustee under Trust Agreement dated June 15, 1985, and known as Trust No. 1085900, Illinois Partners Limited Partnership (formerly Six Anchors Limited Partnership), a Maryland limited partnership, and the Trustees of Mellon Participating Mortgage Trust Commercial Properties Series 85/10, a Massachusetts business trust.

Transfer and Assignment dated as of April 15, 1994, and recorded April 22, 1994, as Document 94364505 made by the Trustees of Mellon Participating Mortgage Trust Commercial Properties Series 85/10, a Massachusetts business trust, to Aurora SPC, Inc., a Maryland corporation.

First Amendment to Amended and Restated Mortgage, dated as of April 15, 1994, and recorded April 22, 1994, as Document 94364507 by and among Chicago Title and Trust Company, a corporation of Illinois, as Trustee under Trust Agreement dated June 15, 1985, and known as Trust No. 1085900, Illinois Partners Limited Partnership, a Maryland limited partnership, and Aurora SPC, Inc., a Maryland corporation.

Assigned to the Bank of New York, as Trustee, by Transfer and Assignment recorded April 22, 1994, as Document 94364510.

2. Assignment of Lease from Chicago Title and Trust Company, as Trustee under Trust Agreement dated June 15, 1985, and known as Trust No. 1085900 and Six Anchors Limited Partnership, to the Trustees of Mellon Participating Mortgage Trust Commercial Properties Series 85/10 dated October 31, 1985, and recorded October 31, 1985, as Document 85261581.

Amendatory Agreement effective as of January 1, 1993, but dated as of September 28, 1993, and recorded October 13, 1993, as Document 93820416 made by and between Chicago Title and Trust Company, as Trustee under Trust Agreement dated June 15, 1985, and known as Trust No. 1859000, Illinois Partners Limited Partnership (formerly Six Anchors Limited Partnership), a Maryland limited partnership, and the Trustees of Mellon Participating Mortgage Trust Commercial Properties Series 85/10, a Massachusetts business trust.

Second Amendatory Agreement dated as of April 15, 1994, and recorded April 22, 1994, as Document 94364508 by and among Chicago Title and Trust Company, a corporation of Illinois, as Trustee under Trust Agreement dated June 15, 1985, and known as Trust No. 1085900, Illinois Partners Limited Partnership, a Maryland limited partnership, and Aurora SPC, Inc., a Maryland corporation.

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3. Financing Statement as stated below:
Secured Party: The Trustees of Mellon Participating Mortgage Trust Commercial Properties Series 85/10
Debtor: Chicago Title and Trust Company, as Trustee under Trust No. 1085800, and others
Filed: October 31, 1985
Document No.: 85U33616
4. Security Agreement - North Riverside dated October 31, 1985, between Six Anchors Limited Partnership, a Maryland limited partnership, and the Trustees of Mellon Participating Mortgage Trust Commercial Properties Series 85/10, a Massachusetts business trust, lodged with Chicago Title and Trust Company, as Trustee under Trust No. 1085900.
5. Financing Statement as stated below:
Secured Party: The Trustees of Mellon Participating Mortgage Commercial Properties Series 85/10
Debtor: Illinois Partners Limited Partnership (formerly known as Six Anchors Limited Partnership)
Filed: October 21, 1991
Document No.: 91U18686
Assignment to the Bank of New York, as Trustee, filed April 25, 1994, as Document 94U06408.
6. Financing Statement as stated below:
Secured Party: The Trustees of Mellon Participating Mortgage Trust Commercial Properties Series 85/10
Debtor: Chicago Title and Trust Company, as Trustee under Trust No. 1085900
Filed: October 21, 1991
Document No.: 91U18689
Assignment to the Bank of New York, as Trustee, filed April 25, 1994, as Document 94U06409.
Continuation filed October 23, 1995 as No. 96U13248.
7. Financing Statement as stated below:
Secured Party: The Trustees of Mellon Participating Mortgage Commercial Properties Series 85/10
Debtor: Illinois Partners Limited Partnership (formerly known as Six Anchors Limited Partnership)
Filed: October 21, 1991
Document No.: 91U18900
Assignment to the Bank of New York, as Trustee, filed April 25, 1994, as Document No. 94U06410.

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8. Financing Statement as stated below:
Secured Party: The Trustees of Mellon Participating Mortgage Trust Commercial Properties Series 85/10
Debtor: Chicago Title and Trust Company, as Trustee under Trust No. 1085900
Filed: November 13, 1991
Document No.: 91U20262

Assignment to the Bank of New York, as Trustee, filed April 25, 1994, as Document No. 94U06411.

Continuation filed October 23, 1996 as No. 96U13246.

9. Financing Statement as stated below:
Secured Party: The Trustees of Mellon Participating Mortgage Trust Commercial Properties Series 85/10
Debtor: Chicago Title and Trust Company, as Trustee under Trust No. 1085900
Filed: October 14, 1993
Document No.: 93U15960

Assignment to the Bank of New York, as Trustee, filed April 25, 1994, as Document 94U06413.

10. Financing Statement as stated below:
Secured Party: The Trustees of Mellon Participating Mortgage Commercial Properties Series 85/10
Debtor: Illinois Partners Limited Partnership (formerly known as Six Anchors Limited Partnership)
Filed: October 14, 1993
Document No.: 93U15961

Assignment to the Bank of New York, as Trustee, filed April 25, 1994, as Document 94U06412.

11. Financing Statement as stated below:
Secured Party: The Dial Corp
Debtor: Chicago Title and Trust Company, as Trustee under Trust No. 1085900
Filed: October 14, 1993
Document No.: 93U15962

Assignment to the Bank of New York, as Trustee, filed 25, 1994, as Document No. 94U06411.

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12. Subordination, Non-Disturbance and Attornment Agreement dated October 31, 1985, and recorded October 31, 1985, as Document 85261582 from the Trustees of Mellon Participating Mortgage Trust Commercial Properties Series 85/10 and CPS Realty Partnership.

Assigned to Aurora SPC, Inc., a Maryland corporation, by Transfer and Assignment recorded April 22, 1994 as Document 94364505.

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Cermack Road/26th Street
North Riverside, Illinois
Cook County
PIN 15-25-200-001

PARCEL 1:

THAT PART OF THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT 50 FEET SOUTH AND 33 FEET EAST OF THE NORTHWEST CORNER OF THE NORTHEAST 1/4 OF SAID SECTION; THENCE SOUTH 0 DEGREES 10 MINUTES 52 SECONDS EAST ALONG A STRAIGHT LINE 33 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF SAID NORTHEAST 1/4 A DISTANCE OF 1,569.11 FEET TO A POINT; THENCE NORTH 89 DEGREES 38 MINUTES 52 SECONDS WEST ALONG A STRAIGHT LINE A DISTANCE OF 33.0 FEET TO A POINT IN THE WEST LINE OF THE SAID NORTHEAST 1/4; THENCE SOUTH 0 DEGREES 10 MINUTES 52 SECONDS EAST ALONG SAID WEST LINE OF SAID NORTHEAST 1/4 A DISTANCE OF 149.15 FEET TO A POINT IN THE NORTHERLY RIGHT OF WAY OF THE ILLINOIS CENTRAL RAILROAD; THENCE SOUTH 67 DEGREES 12 MINUTES 02 SECONDS EAST ALONG SAID NORTHERLY LINE OF THE ILLINOIS CENTRAL RAILROAD A DISTANCE OF 438.79 FEET; THENCE DUE NORTH ALONG A STRAIGHT LINE A DISTANCE OF 450.53 FEET TO A POINT; THENCE DUE EAST ALONG A STRAIGHT LINE A STRAIGHT LINE A DISTANCE OF 55.00 FEET TO A POINT; THENCE DUE NORTH ALONG A STRAIGHT LINE A DISTANCE OF 238.5 FEET TO A POINT; THENCE DUE EAST ALONG A STRAIGHT LINE A DISTANCE OF 120.00 FEET TO A POINT; THENCE DUE NORTH ALONG A STRAIGHT LINE A DISTANCE OF 303.00 FEET TO A POINT; THENCE DUE WEST ALONG A STRAIGHT LINE A DISTANCE OF 136.38 FEET TO A POINT; THENCE DUE NORTH ALONG A STRAIGHT LINE A DISTANCE OF 88.5 FEET TO A POINT; THENCE DUE WEST ALONG A STRAIGHT LINE A DISTANCE OF 358.00 FEET TO A POINT; THENCE NORTH 0 DEGREES 10 MINUTES 52 SECONDS WEST ALONG A STRAIGHT LINE A DISTANCE OF 648.00 FEET TO A POINT; THENCE DUE WEST ALONG A STRAIGHT LINE A DISTANCE OF 30.00 FEET TO A POINT; THENCE NORTH SOUTH 0 DEGREES 10 MINUTES 52 SECONDS WEST ALONG A STRAIGHT LINE A DISTANCE OF 112.00 FEET TO A POINT; THENCE NORTH 44 DEGREES 54 MINUTES 34 SECONDS EAST ALONG A STRAIGHT LINE A DISTANCE OF 56.48 FEET TO A POINT; THENCE DUE EAST ALONG A STRAIGHT LINE A DISTANCE OF 218.00 FEET TO A POINT; THENCE SOUTH 80 DEGREES 32 MINUTES 32 SECONDS EAST ALONG A STRAIGHT LINE A DISTANCE OF 152.15 FEET TO A POINT; THENCE NORTH 0 DEGREES 10 MINUTES 52 SECONDS WEST ALONG A STRAIGHT LINE A DISTANCE OF 50.00 FEET TO A POINT; THENCE DUE WEST ALONG A STRAIGHT LINE A DISTANCE OF 443.00 FEET TO THE POINT OF BEGINNING.

PARCEL 2:

THE RECIPROCAL AND NON-EXCLUSIVE EASEMENTS FOR RETENTION BASIN AND FOR INGRESS AND EGRESS, PARKING, UTILITIES, AND CONSTRUCTION, RECONSTRUCTION, ERECTION AND MAINTENANCE OF FOUNDATION, FOOTINGS, SUPPORTS, CANOPIES, ROOFS, BUILDING AND OTHER OVERHANGS OR PROJECTIONS, AWNING, ALARM BELLS, SIGNS, LIGHTS, AND LIGHTING DEVICES, UTILITY VAULTS, STAIRCASES AND OTHER SIMILAR APPURTENANCES TO PARCEL 1 ABOVE, CREATED, DEFINED AND LIMITED BY THAT CERTAIN RECIPROCAL OPERATION AND

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EASEMENT AGREEMENT DATED DECEMBER 6, 1973, AND RECORDED ON JANUARY 2, 1974, AS DOCUMENT NUMBER 22584954 AS AMENDED BY DOCUMENT RECORDED JANUARY 7, 1976 AS DOCUMENT 23146268, IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, BY AND AMONG RIVERSIDE MALL ASSOCIATES, AN ILLINOIS LIMITED PARTNERSHIP, J. C. PENNEY PROPERTIES, INC., A DELAWARE CORPORATION, CARSON PIRIE SCOTT AND COMPANY, A DELAWARE CORPORATION, AND MONTGOMERY WARD DEVELOPMENT CORPORATION, A DELAWARE CORPORATION, IN, OVER, UPON, AND UNDER AS SHOWN ON THE PLOT PLAN ATTACHED TO SAID AGREEMENT, IN COOK COUNTY, ILLINOIS

SUB-PARCEL 'D':

THAT PART OF THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT 40 FEET WEST OF THE WEST LINE OF THE NORTH-SOUTH ILLINOIS CENTRAL RAILROAD RIGHT OF WAY AND 50 FEET SOUTH OF THE NORTH LINE OF SAID QUARTER SECTION; THENCE DUE WEST ALONG A STRAIGHT LINE 50 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF SAID NORTHEAST 1/4 A DISTANCE OF 419.70 FEET TO A POINT; THENCE DUE SOUTH ALONG A STRAIGHT LINE A DISTANCE OF 210.00 FEET TO A POINT; THENCE DUE WEST ALONG A STRAIGHT LINE A DISTANCE OF 50.00 FEET TO A POINT; THENCE DUE SOUTH ALONG A STRAIGHT LINE A DISTANCE OF 468.00 FEET TO A POINT; THENCE DUE WEST ALONG A STRAIGHT LINE A DISTANCE OF 427.38 FEET TO A POINT; THENCE DUE SOUTH ALONG A STRAIGHT LINE A DISTANCE OF 238.5 FEET TO A POINT; THENCE DUE EAST ALONG A STRAIGHT LINE A DISTANCE OF 136.38 FEET TO A POINT; THENCE DUE SOUTH ALONG A STRAIGHT LINE A DISTANCE OF 303.00 FEET TO A POINT; THENCE DUE WEST ALONG A STRAIGHT LINE A DISTANCE OF 120.00 FEET TO A POINT; THENCE DUE SOUTH ALONG A STRAIGHT LINE A DISTANCE OF 238.5 FEET TO A POINT; THENCE DUE EAST ALONG A STRAIGHT LINE A DISTANCE OF 484.00 FEET TO A POINT; THENCE DUE SOUTH ALONG A STRAIGHT LINE A DISTANCE OF 200.00 FEET TO A POINT; THENCE DUE EAST ALONG A STRAIGHT LINE A DISTANCE OF 200.00 FEET TO A POINT; THENCE DUE NORTH ALONG A STRAIGHT LINE A DISTANCE OF 943.00 FEET TO A POINT; THENCE DUE EAST ALONG A STRAIGHT LINE A DISTANCE OF 198.01 FEET TO A POINT; THENCE NORTH 0 DEGREES 06 MINUTES 18 SECONDS WEST ALONG A STRAIGHT LINE A DISTANCE OF 225 FEET TO THE POINT OF BEGINNING;

/CONTAINING 856,769.35 SQ FEET OR 19.6687 ACRES/ SUB-PARCEL 'D' (RETENTION BASIN):

THAT PART OF THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE WESTERLY LINE OF THE NORTH-SOUTH ILLINOIS CENTRAL RAILROAD RIGHT OF WAY WHICH IS 2020.46 FEET SOUTH OF THE NORTH LINE OF SAID QUARTER SECTION; THENCE SOUTH 67 DEGREES 01 MINUTES 23 SECONDS WEST ALONG A STRAIGHT LINE A DISTANCE OF 449.89 FEET TO A POINT IN THE NORTHERLY LINE OF THE EASTERLY-WESTERLY ILLINOIS CENTRAL RAILROAD RIGHT OF WAY; THENCE SOUTH 67 DEGREES 12 MINUTES 02 SECONDS EAST ALONG SAID NORTHERLY RIGHT OF WAY LINE OF THE ILLINOIS CENTRAL RAILROAD RIGHT OF WAY A DISTANCE OF 450.00 FEET TO A POINT; THENCE NORTH 0 DEGREES 06 MINUTES 18 SECONDS WEST ALONG A STRAIGHT LINE A DISTANCE OF 350.00 FEET TO THE POINT OF BEGINNING;

/CONTAINING 72,840.73 SQ FEET OR 1.6653/ SUB-PARCEL 'E':

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THAT PART OF THE NORTHEAST QUARTER OF SECTION 25, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE SOUTHERLY LINE OF THE EASTERLY-WESTERLY ILLINOIS CENTRAL RAILROAD RIGHT OF WAY WITH THE NORTHERLY LINE OF 26TH STREET, THENCE NORTH 87 DEGREES 48 MINUTES 59 SECONDS WEST ALONG SAID NORTHERLY LINE OF 26TH STREET A DISTANCE OF 656.43 FEET TO A POINT OF BEGINNING; THENCE NORTHERLY ALONG A CURVED LINE CONCAVE WESTERLY WITH A CENTRAL ANGLE OF 26 DEGREES AND A RADIUS OF 149 FEET, A DISTANCE OF 67.61 FEET; WITH A CHORD DISTANCE OF 67.04 FEET, AND A CHORD BEARING OF NORTH 10 DEGREES 48 MINUTES 53 SECONDS WEST, TO A POINT OF TANGENCY; THENCE NORTH 23 DEGREES 48 MINUTES 53 SECONDS WEST ALONG A STRAIGHT LINE TANGENT TO THE LAST DESCRIBED CURVE AT THE LAST DESCRIBED POINT, A DISTANCE OF 118.05 FEET TO A POINT OF CURVATURE; THENCE NORTHERLY ALONG A CURVED LINE CONCAVE EASTERLY WITH A RADIUS OF 249 FEET, AND A CENTRAL ANGLE OF 26 DEGREES 13 MINUTES 15 SECONDS, A DISTANCE OF 113.95 FEET WITH A CHORD DISTANCE OF 112.96 FEET, AND A CHORD BEARING OF NORTH 10 DEGREES 42 MINUTES 15 SECONDS WEST TO A POINT ON THE SOUTHERLY LINE OF THE EASTERLY-WESTERLY ILLINOIS CENTRAL RAILROAD; THENCE NORTH 67 DEGREES 12 MINUTES 02 SECONDS WEST ALONG SAID SOUTHERLY RIGHT OF WAY LINE OF THE ILLINOIS CENTRAL RAILROAD, A DISTANCE OF 81.89 FEET TO A POINT; THENCE SOUTHERLY ALONG A CURVED LINE CONCAVE EASTERLY WITH A RADIUS OF 327 FEET AND A CENTRAL ANGLE OF 31 DEGREES 13 MINUTES 37 SECONDS A DISTANCE OF 178.22 FEET WITH A CHORD DISTANCE OF 176.03 FEET, AND A CHORD BEARING OF SOUTH 8 DEGREES 12 MINUTES 04 SECONDS EAST, TO A POINT OF TANGENCY; THENCE SOUTH 23 DEGREES 48 MINUTES 53 SECONDS EAST ALONG A STRAIGHT LINE, TANGENT TO THE LAST DESCRIBED CURVE AT THE LAST DESCRIBED POINT, A DISTANCE OF 118.05 FEET TO A POINT OF CURVATURE; THENCE SOUTHERLY ALONG A CURVED LINE, TANGENT TO THE LAST DESCRIBED LINE AT THE LAST DESCRIBED POINT, CONCAVE WESTERLY, WITH A RADIUS OF 71 FEET; AND A CENTRAL ANGLE OF 16 DEGREES 09 MINUTES 39 SECONDS, A DISTANCE OF 20.03 FEET TO A POINT ON SAID NORTHERLY LINE OF 26TH STREET, THENCE EASTERLY ALONG SAID NORTHERLY LINE OF 26TH STREET A DISTANCE OF 79.97 FEET TO THE POINT OF BEGINNING;

/CONTAINING 23,991.73 SQ FEET OR 0.5508 ACRES/ SUB-PARCEL 'B':

THAT PART OF THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT 75.00 FEET SOUTH OF THE NORTH LINE AND 148.00 FEET EAST OF THE WEST LINE OF THE NORTHEAST 1/4 OF SAID SECTION; THENCE SOUTH 0 DEGREES 10 MINUTES 52 SECONDS EAST ALONG A STRAIGHT LINE A DISTANCE OF 155.00 FEET TO A POINT; THENCE DUE WEST ALONG A STRAIGHT LINE A DISTANCE OF 40.00 FEET TO A POINT; THENCE NORTH 0 DEGREES 10 MINUTES 53 SECONDS WEST ALONG A STRAIGHT LINE A DISTANCE OF 115.00 FEET TO A POINT; THENCE NORTH 44 DEGREES 54 MINUTES 24 SECONDS EAST ALONG A STRAIGHT LINE A DISTANCE OF 56.48 FEET TO A POINT; THENCE DUE EAST ALONG A STRAIGHT LINE A DISTANCE OF 40.00 FEET TO THE POINT OF BEGINNING;

/CONTAINING 11,599.97 SQ FEET OR 0.2663 ACRES/ SUB-PARCEL 'P':

THAT PART OF THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS BOUNDED AND DESCRIBED AS FOLLOWS:

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BEGINNING AT A POINT IN THE WEST LINE OF THE NORTH-SOUTH ILLINOIS CENTRAL RAILROAD RIGHT OF WAY 50 FEET SOUTH OF THE NORTH LINE OF SAID QUARTER SECTION; THENCE SOUTH 0 DEGREES 06 MINUTES 18 SECONDS EAST ALONG SAID WEST LINE OF THE ILLINOIS CENTRAL RAILROAD A DISTANCE OF 1970.46 FEET TO A POINT; THENCE SOUTH 67 DEGREES 01 MINUTES 23 SECONDS WEST ALONG A STRAIGHT LINE A DISTANCE OF 449.89 FEET TO A POINT ON THE NORTHERLY LINE OF THE EASTERLY-WESTERLY RIGHT OF WAY OF THE ILLINOIS CENTRAL RAILROAD; THENCE NORTH 67 DEGREES 12 MINUTES 02 SECONDS WEST ALONG SAID NORTHERLY LINE OF THE ILLINOIS CENTRAL RAILROAD A DISTANCE OF 613.00 FEET TO A POINT; THENCE DUE NORTH ALONG A STRAIGHT LINE A DISTANCE OF 450.53 FEET TO A POINT; THENCE DUE EAST ALONG A STRAIGHT LINE A DISTANCE OF 539.00 FEET TO A POINT; THENCE DUE SOUTH ALONG A STRAIGHT LINE A DISTANCE OF 200.00 FEET TO A POINT; THENCE DUE EAST ALONG A STRAIGHT LINE A DISTANCE OF 200.00 FEET TO A POINT; THENCE DUE NORTH ALONG A STRAIGHT LINE A DISTANCE OF 198.01 FEET TO A POINT; THENCE DUE EAST ALONG A STRAIGHT LINE A DISTANCE OF 715.00 FEET TO A POINT 50 FEET SOUTH OF THE NORTH LINE OF SAID QUARTER SECTION; THENCE EAST ALONG A STRAIGHT LINE 50 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF SAID QUARTER SECTION A DISTANCE OF 40.00 FEET TO THE POINT OF BEGINNING;

/CONTAINING 736,033.31 SQ FEET OR 16.8970 ACRES/ SUB-PARCEL 'A':

THAT PART OF THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT, SAID POINT BEING 50 FEET SOUTH OF AND 476 FEET EAST OF THE NORTHWEST CORNER OF SAID NORTHEAST QUARTER; THENCE EAST ALONG A STRAIGHT LINE 50 FEET SOUTH OF AND PARALLEL TO THE NORTH LINE OF SAID NORTHEAST 1/4 A DISTANCE OF 450.00 FEET TO A POINT; THENCE DUE SOUTH ALONG A STRAIGHT LINE A DISTANCE OF 210.00 FEET TO A POINT; THENCE DUE WEST ALONG A STRAIGHT LINE A DISTANCE OF 50.00 FEET TO A POINT; THENCE DUE SOUTH ALONG A STRAIGHT LINE A DISTANCE OF 468.00 FEET TO A POINT; THENCE DUE WEST ALONG A STRAIGHT LINE A DISTANCE OF 427.33 FEET TO A POINT; THENCE DUE SOUTH ALONG A STRAIGHT LINE A DISTANCE OF 150 FEET TO A POINT; THENCE DUE WEST ALONG A STRAIGHT LINE A DISTANCE OF 358.00 FEET TO A POINT; THENCE NORTH 0 DEGREES 10 MINUTES 52 SECONDS WEST ALONG A STRAIGHT LINE A DISTANCE OF 648.00 FEET TO A POINT; THENCE DUE EAST ALONG A STRAIGHT LINE A DISTANCE OF 60.00 FEET TO A POINT; THENCE NORTH 00 DEGREES 10 MINUTES 52 SECONDS WEST ALONG A STRAIGHT LINE A DISTANCE OF 155.00 FEET TO A POINT; THENCE EAST ALONG A STRAIGHT LINE A DISTANCE OF 178.00 FEET TO A POINT; THENCE SOUTH 80 DEGREES 22 MINUTES 33 SECONDS EAST ALONG A STRAIGHT LINE A DISTANCE OF 152.15 FEET TO A POINT; THENCE NORTH 0 DEGREES 10 MINUTES 52 SECONDS WEST ALONG A STRAIGHT LINE A DISTANCE OF 50.00 FEET TO THE POINT OF BEGINNING;

PARCEL 3:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 CREATED, DEFINED AND LIMITED IN THAT CERTAIN RECIPROCAL OPERATION AND EASEMENT AGREEMENT, DATED DECEMBER 6, 1973, AND RECORDED JANUARY 2, 1974, AS DOCUMENT NUMBER 22584954 AMENDED BY DOCUMENT RECORDED JANUARY 7, 1976 AS 23346268 AND FURTHER AMENDED BY DOCUMENT RECORDED NOVEMBER 23, 1976 AS DOCUMENT 23721362 IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, OVER AND ACROSS

LEASEHOLD ESTATE CREATED BY A CERTAIN INDENTURE OF LEASE MADE BY ILLINOIS CENTRAL

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Property of Cook County Clerk's Office

Cermack Road, 26th Street
North Riverside, Illinois
Cook County
PIN 15-25-200-001

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98773655

GULF RAILROAD COMPANY TO RIVERSIDE MALL ASSOCIATES, A LIMITED PARTNERSHIP OF ILLINOIS DATED FEBRUARY 9, 1973 AND RECORDED JANUARY 2, 1974 AS SCHEDULE B OF DOCUMENT 22584954 DEMISING AND LEASING FOR A TERM OF 53 YEARS BEGINNING JULY 1, 1972 AND ENDING JUNE 30, 2025, THE FOLLOWING DESCRIBED PREMISES, TO WIT:

SUB-PARCEL 'F':

THAT PART OF THE ILLINOIS CENTRAL RAILROAD RIGHT OF WAY IN THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 29 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE WESTERLY LINE OF THE NORTH-SOUTH ILLINOIS CENTRAL RAILROAD RIGHT OF WAY WITH THE NORTHERLY LINE OF THE EASTERLY-WESTERLY ILLINOIS CENTRAL RAILROAD RIGHT OF WAY; THENCE NORTH 67 DEGREES 12 MINUTES 02 SECONDS WEST ALONG SAID NORTHERLY LINE OF THE ILLINOIS CENTRAL RAILROAD RIGHT OF WAY A DISTANCE OF 426.61 FEET FOR A POINT OF BEGINNING; THENCE CONTINUING NORTH 67 DEGREES 12 MINUTES 02 SECONDS WEST ALONG SAID NORTHERLY LINE OF THE ILLINOIS CENTRAL RAILROAD RIGHT OF WAY A DISTANCE OF 100 FEET TO A POINT; THENCE SOUTHWESTERLY, FORMING A RIGHT ANGLE WITH THE LAST DESCRIBED COURSE, A DISTANCE OF 100 FEET TO A POINT ON THE SOUTHERLY LINE OF SAID EASTERLY-WESTERLY ILLINOIS CENTRAL RAILROAD RIGHT OF WAY; THENCE SOUTH 67 DEGREES 12 MINUTES 02 SECONDS EAST ALONG SAID SOUTHERLY RAILROAD RIGHT OF WAY LINE A DISTANCE OF 100 FEET TO A POINT; THENCE NORTHEASTERLY, FORMING A RIGHT ANGLE WITH THE LAST DESCRIBED COURSE, A DISTANCE OF 100 FEET TO THE POINT OF BEGINNING

/CONTAINING 10,000 SQUARE FEET OF 0.2295 ACRES/

RETURN TO: *SL Cooper*
CHICAGO TITLE INSURANCE
NATIONAL BUSINESS GROUP
7616 LBJ FRWY., SUITE 300
DALLAS, TEXAS 75251

Office

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