

**MEMORANDUM OF REAL
ESTATE SALES CONTRACT**



99640931

THIS MEMORANDUM OF REAL ESTATE SALES CONTRACT will serve as notice to all who inquire that a contract for the purchase of 5535-5545 West Belmont Avenue, Chicago, Cook County, Illinois, has been entered into by and between ADJ MOR, an individual ("Purchaser"), and BIASCO MUSICAL INSTRUMENTS, a/k/a Biasco Musical Instruments, Inc., and/or Biasco Musical Instrument Company, an Illinois corporation ("Seller").

WITNESSETH:

WHEREAS, Purchaser and Seller executed a Real Estate Sales Contract and Rider thereto, both dated May 12, 1999 (collectively, the "Contract");

WHEREAS, Purchaser now desires to record a memorandum of that Contract with the Cook County Recorder of Deeds, Cook County, Illinois;

NOW, THEREFORE, Purchaser hereby states that the following is a true and accurate description of the property conveyed to Purchaser by Seller under the Contract:

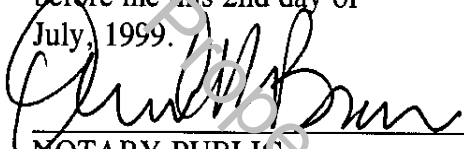
Legal Description: LOTS 1, 2, 3 AND 4 IN BLOCK 1 IN KENDALL'S BELMONT AND 56TH AVENUE SUBDIVISION OF THE WEST 1/2 OF THE NORTHWEST 1/4 (EXCEPT THE SOUTH 20 ACRES THEREOF) OF SECTION 28, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N. #s: 13-28-100-005-0000; 13-28-100-006-0000; 13-28-100-007-0000

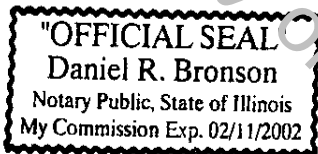
Common Address: 5535-5545 West Belmont Avenue, Chicago, Illinois

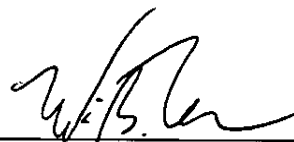
Miscellaneous. This Memorandum of Real Estate Sales Contract is intended to put third parties on notice of the existence of the Contract, and Purchaser's rights thereunder and ongoing attempt to purchase the property conveyed thereunder. It is not intended to amend the terms of the Contract in anyway whatsoever. In the event of a conflict between the terms of the Contract and its existing Rider(s), and this Memorandum of Real Estate Sales Contract, the terms of the Contract and its existing Rider(s) shall govern and control.

Subscribed and sworn to
before me this 2nd day of
July, 1999.



NOTARY PUBLIC





WILLIAM B. KOHN
Attorney for Purchaser

This document was prepared by and should
be returned to:

William B. Kohn, Esq.
300 West Washington Street
14th Floor
Chicago, Illinois 60606



Cook County Clerk's Office