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MEMORANDUM OF SUBLEASE

This is the Memorandum dated April 25, 1986 of that certain unrecorded Sublease Agreement dated April 25, 1986 ("Sublease"), by and between 223 West Ontario Corporation, an Illinois corporation ("Lessor"), and 223 W. Ontario Associates, Ltd., an Illinois limited partnership ("Lessee").

W I T N E S S E T H:

Lessor entered into a Lease Agreement dated November 5, 1985 (the "Underlying Lease") as lessee, with Faucher Bros. Cartage, Inc., as lessor (the "Underlying Lessor"), for the property legally described in Exhibit A (the "Property").

Lessor desires to sublease to Lessee a portion of the Property leased to Lessor by the Underlying Lessor and Lessee desires to sublease a portion of the Property from Lessor.

For good and valuable consideration, Lessor subleases the Property, excluding therefrom the right to use, build in, dedicate, lease, grant a license of or easement over or develop any space in or any rights associated with the air rights above the existing buildings on the Property, which rights are reserved to Lessor, together with all improvements, to Lessee, and Lessee subleases the Property with the exclusion stated above from Lessor, for the term and under the provisions contained in the Sublease, which Sublease is incorporated in this Memorandum by this reference.

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223 W. Ontario

70-132-082-03

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The term of the Sublease is twenty (20) years commencing January 27, 1986 and ending on the last day of the two hundred fortieth (240) complete calendar month following commencement, unless sooner terminated, as stated in the Sublease.

Lessee is granted four (4) options of renewal of the Sublease for a term of five (5) years each; provided, Lessee may only exercise each such renewal option if it is not in default of the Sublease.

If the Underlying Lease is cancelled or terminated in accordance with its terms or by the surrender thereof, whether voluntary, involuntary or by operation of law, the Sublease shall not be cancelled or terminated, but Lessee shall make full and complete attornment to the Underlying Lessor for the balance of the term of the Sublease with the same force and effect as though the Sublease were originally made directly from the Underlying Lessor to Lessee.

This Memorandum is not a complete summary of the Sublease. Provisions in the Memorandum shall not be used in interpreting the Sublease provisions. In the event of conflict between the Memorandum and the Sublease, the Sublease shall control.

IN WITNESS WHEREOF, the parties have executed this Memorandum of Sublease on the date first above written at Chicago, Illinois.

Witnesses as to Lessor:

223 West Ontario Corporation

By: 

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Attest:

JK James R. [Signature]
Secretary

223 W. Ontario Associates, Ltd., an
Illinois Limited Partnership

By: DPS, Inc.

Attest:

GS [Signature]
Secretary

By:

[Signature]

Attest:

By: Gene Pontillo Enterprises, Ltd.

[Signature]

By:

[Signature]

Attest:

By: D&V Ventures, Inc.

[Signature]
Secretary

By:

[Signature]

Witnesses as to Lessee:

Kenneth H. [Signature]
Karen M. [Signature]
Arlene [Signature]

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[Faint, illegible handwritten text]

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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that JAMES RITTENBERG personally known to me to be the President of 223 WEST ONTARIO CORPORATION, and JAMES RITTENBERG personally known to me to be the Secretary of said corporation and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such President and Secretary, they signed and delivered the said instrument as President and Secretary of said corporation, and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority, given by the Board of Directors of said corporation as their 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 seal this 23rd day of May, 1986.

Karen W. Eaton
NOTARY PUBLIC

My Commission expires: Sept. 6, 1987

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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that GEORGE SILVAES personally known to me to be the President of DPS, INC., and GEORGE SILVAES personally known to me to be the Secretary of said corporation which is a general partner of 223 W. ONTARIO ASSOCIATES, LTD. and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such President and Secretary, they signed and delivered the said instrument as President and Secretary of said corporation on behalf of the corporation as general partner of 223 W. ONTARIO ASSOCIATES, LTD., and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority, given by the Board of Directors of said corporation as their free and voluntary act, and as the free and voluntary act and deed of said corporation as general partner of 223 W. ONTARIO ASSOCIATES, LTD. and as the free and voluntary act and deed of 223 W. ONTARIO ASSOCIATES, LTD., for the uses and purposes therein set forth.

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GIVEN under my hand and seal this 23RD day of May, 1986.

Karen W. Gorton
NOTARY PUBLIC

My Commission expires: Sept. 6, 1987

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04/13/2025

COOK COUNTY CLERK'S OFFICE
111 N. WASHINGTON ST. CHICAGO, IL 60602
TEL: (773) 399-3000 FAX: (773) 399-3001
WWW.COOKCOUNTYCLERK.COM

APR 13 2025

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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that Gene Pontillo personally known to me to be the President of GENE PONTILLO ENTERPRISES, LTD., and Gene Pontillo personally known to me to be the Secretary of said corporation which is a general partner of 223 W. ONTARIO ASSOCIATES, LTD. and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such President and Secretary, they signed and delivered the said instrument as President and Secretary of said corporation on behalf of the corporation as general partner of 223 W. ONTARIO ASSOCIATES, LTD., and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority, given by the Board of Directors of said corporation as their free and voluntary act, and as the free and voluntary act and deed of said corporation as general partner of 223 W. ONTARIO ASSOCIATES, LTD. and as the free and voluntary act and deed of 223 W. ONTARIO ASSOCIATES, LTD., for the uses and purposes therein set forth.

GIVEN under my hand and seal this 23rd day of May, 1986.

Karen M. Eston
NOTARY PUBLIC

My Commission expires: Sept. 6, 1987

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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that MIKE DITKA personally known to me to be the President of D&V VENTURES, INC., and JEROME R. VAINISI personally known to me to be the Secretary of said corporation which is a general partner of 223 W. ONTARIO ASSOCIATES, LTD. and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such President and Secretary, they signed and delivered the said instrument as President and Secretary of said corporation on behalf of the corporation as general partner of 223 W. ONTARIO ASSOCIATES, LTD., and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority, given by the Board of Directors of said corporation as their free and voluntary act, and as the free and voluntary act and deed of said corporation as general partner of 223 W. ONTARIO ASSOCIATES, LTD. and as the free and voluntary act and deed of 223 W. ONTARIO ASSOCIATES, LTD., for the uses and purposes therein set forth.

GIVEN under my hand and seal this 23RD day of MAY, 1986.

Lawrence L. Link
NOTARY PUBLIC

My Commission expires: July 8, 1989

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MAIL TO:
Schwartz & Freeman
401 N. Michigan Ave
Suite 3400
Chgo., Ill. 60611

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IN DEPOSIT

MMMU
Sublease

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CHICAGO TITLES
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Lots 11, 12, 13, 14, 15, 16 and 17 in Block 14
in Newberry's Addition, a subdivision in the
East 1/2 of the West 1/2 of the Northeast 1/4
of Section 9, Township 39 North, Range 14, East
of the Third Principal Meridian, in Cook County,
Illinois.

17-09-230-001-16917

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003-14

004-12913

005-11

RP

223 W Ontario

Chgo

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