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U 3 7 0 # 18-36-404-014  
18-36-404-022  
18-36-404-023

EXHIBIT A

Address: NW corner of West  
87th Street and Harlem,  
Bridgeview, IL 60173

LEGAL DESCRIPTION

PARCEL 1:  
A PART OF THE FOLLOWING DESCRIBED PARCEL OF LAND:

LOTS 191 TO 193, INCLUSIVE IN FREDERICK H. BARTLETT'S FIRST ADDITION TO FREDERICK H. BARTLETT'S 79TH STREET ACRES, BEING A SUBDIVISION OF THE WEST 1/2 OF THE SOUTH EAST 1/4 OF SECTION 31, THE WEST 1/2 OF THE NORTH WEST 1/4 OF SAID SECTION 31 AND THE WEST 1/2 OF THE SOUTH WEST 1/4 OF SAID SECTION 31, ALL IN TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO THE EAST 1/2 OF THE SOUTH EAST 1/4 OF SECTION 36, TOWNSHIP 38 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, SAID PART LYING WESTERLY AND SOUTHERLY OF THE FOLLOWING DESCRIBED LINE: BEGINNING AT A POINT ON THE NORTH LINE OF SAID LOT 193 BEING 475 FEET WEST OF THE NORTH EAST CORNER OF SAID LOT 193; THENCE SOUTH 65 FEET ON A LINE PARALLEL WITH THE EAST LINE OF SAID LOTS 191 THROUGH 193 TO A POINT; THENCE EAST 159 FEET ON A LINE PARALLEL WITH SAID NORTH LINE OF LOT 193 TO A POINT; THENCE SOUTH 366.70 FEET, MORE OR LESS, ON A LINE PARALLEL WITH SAID EW LINE OF LOT 191 THROUGH 193, TO A POINT BEING 33.84 FEET NORTH OF THE SOUTH LINE OF LOT 191; THENCE EAST 19 FEET ON A LINE PARALLEL WITH SAID LINE OF LOT 191 TO A POINT; THENCE SOUTH 33.84 FEET, MORE OR LESS, ON A LINE PARALLEL WITH SAID EAST LINE OF LOTS 191 THROUGH 193 TO A POINT ON THE SOUTH LINE OF LOT 191 BEING 297 FEET WEST OF SAID EAST LINE OF LOTS 191 TO 193; EXCEPTING THEREFROM THE FOLLOWING DESCRIBED TRACT:

THE WEST 275.33 FEET OF LOT 191, 192 AND 193 (TAKEN AS A TRACT); AND THE EAST 91 FEET OF THE WEST 366.33 FEET OF SAID LOT 191; AND THE SOUTH 99.75 FEET OF THE EAST 91 FEET OF THE SOUTH 366.33 FEET OF SAID LOT 192; IN FREDERICK H. BARTLETT'S FIRST ADDITION TO FREDERICK H. BARTLETT'S 79TH STREET ACRES, BEING A SUBDIVISION OF THE WEST 1/2 OF THE SOUTH EAST 1/4 OF SECTION 31, THE WEST 1/2 OF THE NORTH WEST 1/4 OF SAID SECTION 31, AND THE WEST 1/2 OF THE SOUTH WEST 1/4 OF SAID SECTION 31, ALL IN TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO THE EAST 1/2 OF THE SOUTH EAST 1/4 OF SECTION 36, TOWNSHIP 38 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:  
THE WEST 47 FEET OF THE EAST 662 FEET OF LOT 190 (EXCEPT THE SOUTH 17 FEET THEREOF) IN FREDERICK H. BARTLETT'S FIRST ADDITION TO FREDERICK H. BARTLETT'S 79TH STREET ACRES, BEING A SUBDIVISION OF THE WEST 1/2 OF THE SOUTH EAST 1/4 OF SECTION 31; THE WEST 1/2 OF THE NORTH WEST 1/4 OF SECTION 31 AND THE WEST 1/2 OF THE SOUTH WEST 1/4 OF SAID SECTION 31, ALL IN TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO THE EAST 1/2 OF THE SOUTH EAST 1/4 OF SECTION 36, TOWNSHIP 38 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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5/11/2016

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That part of Lots 192 and 193 (taken as a tract) lying Westerly and southerly of the following described line: beginning at a point on the north line of said lot 193 being 475 feet west of the northeast corner of said lot 193; thence south 65 feet on a line parallel with the east line of said lots 192 and 193 to a point; thence east 159 feet on a line parallel with said north line of lot 193 to a point; thence south on a line parallel with the east line of lots 192 and 193 to a point on the south line of lot 192; excepting therefrom the following described tract:

the west 275.33 feet of Lots 192 and 193 (taken as a tract); and the south 99.75 feet of the east 91 feet of the west 366.33 feet of said lot 192; in the subdivision aforesaid.

in Frederick H. Bartlett's first addition to Frederick H. Bartlett's 79th Street Area, being a subdivision of the east 1/2 of the southeast 1/4 of Section 36, township 38 north, range 12, together with part of Section 31, township 38 north, range 13 east of the third principal meridian, in Cook County, Illinois, according to the plat thereof recorded August 22nd, 1923 as document no. 8074587, in Book 181 of plats, page 43.

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4 *[Handwritten initials]*

## MEMORANDUM OF LEASE

THIS MEMORANDUM OF LEASE is made on the 14<sup>th</sup> day of April, 1988, by and between PARKWAY BANK and TRUST COMPANY, not personally but as Trustee under that certain Trust Agreement dated September 17, 1987 and known as Trust No. 8502, (hereinafter referred to as "Lessor"), and LIQUOR MART, INC., an Illinois Corporation, (hereinafter referred to as "Lessee").

In consideration of the mutual covenants and agreements herein contained, Lessor hereby leases to Lessee that certain Premises situated in the County of Cook and State of Illinois, and located on the real estate legally described on Exhibit A attached hereto, said Premises being more particularly described in that certain Lease between the parties hereto dated March 23, 1988, (hereinafter referred to as the "Leased Premises"), together with all appurtenances and the rights granted with respect thereto.

The term shall begin approximately June 1, 1988, and shall end approximately May 31, 1993, subject to all of the terms, conditions, provisions and covenants of said lease of even date herewith which are incorporated herein by reference; among said terms, conditions, provisions and covenants are the following:

This Memorandum of Lease is made and executed by the parties hereto for the purpose of recording the same in the office of the Public Records of Cook County, Illinois, and is subject in each and every respect, to the rents and other terms, covenants and conditions of the aforesaid lease, and is executed and delivered with the understanding and agreement that the same shall not in any manner or form whatsoever, alter, modify or vary the rents and other terms, covenants and conditions of the aforesaid lease.

### OPTION TO EXTEND

Provided Lessee is not in default hereunder Lessee shall have the options to two (2) successive extensions of the term of this Lease for five (5) full lease years with respect to each such option, subject to the terms, covenants and provisions of this Lease.

Mail to: Keith J. Kotche  
Trent Levato \* Kotche  
550 S. Schmale Rd  
Carol Stream, IL 60187

71 48 092 D1 - Hillside

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## USE

The Leased Premises may be used for retail sale of packaged liquor, merchandise and related items.

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

PARKWAY BANK and TRUST COMPANY not personally but as Trustee under Trust No. 8502

LIQUOR MART, INC. an Illinois corporation

By: Rosanne Du Pass

By: Tom Shubalis

Name: Rosanne Du Pass

Name: TOM SHUBALIS

Title: ASST. VICE PRESIDENT TRUST OFFICER

Title: PRESIDENT

This Agreement is signed by Parkway Bank & Trust Co., not individually but solely as Trustee under a certain Trust Agreement known as Trust No. 8502 and said Trust Agreement is hereby made a part hereof and incorporated herein, which every part hereof shall be deemed to be a part hereof and every part hereof shall be deemed to be a part hereof and the validity or execution of the title of said agreement or of any agreement with respect thereto, any and all personal liability of Parkway Bank and Trust Co. is hereby expressly waived by the parties hereto and their respective successors and assigns.

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11/11/2011

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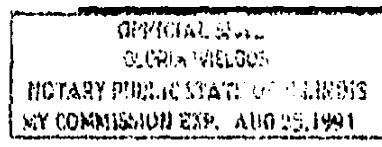
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COUNTY OF COOK )  
 ) SS  
STATE OF ILLINOIS )

I, the undersigned a Notary Public in and for said County, in the State aforesaid do hereby certify that Carrie Abatangelo of Paradise Bank & Trust Co.

personally known to me to be the same person \_\_\_\_\_ whose name Carrie subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth including the release and waiver of the right of homestead.

GIVEN under my hand and seal seal this 14th day of April A.D. 19 88



Gloria Wilcox  
Notary Public

COUNTY OF \_\_\_\_\_ )  
 ) SS  
STATE OF ILLINOIS )

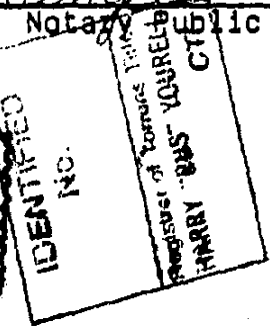
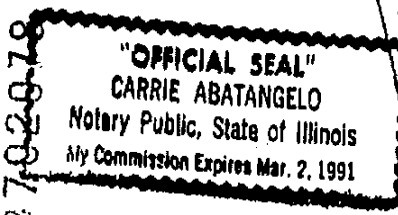
I, CARRIE ABATANGELO a Notary Public in and for said County, in the State aforesaid do hereby certify that Tom

personally known to me to be the same person \_\_\_\_\_ whose name Tom subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

GIVEN under my hand and seal seal this 14th day of April A.D. 19 88

Carrie Abatangelo  
Notary Public

HARRY BOURBON  
REGISTRAR OF TITLES  
KJK2627



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