

# UNOFFICIAL COPY

## SCHEDULE A

PROPERTY NO. 5

That part of Lot 3 lying South of a line drawn from a point on the Westerly line of said lot, 100 feet Southeasterly of the Northwest corner of said Lot to a point on the Easterly line of said lot, 100 feet Southeasterly of the Northeast corner of said Lot; and lying Northwesterly of a line drawn from a point on the Westerly line of said Lot, 100 feet Northwesterly of the Southwest corner of said Lot to a point in the Easterly line of said Lot, 100 feet Northwesterly of the Southeast corner of said Lot; and lying Westerly of a straight line drawn from a point in the South line of said Lot 3, 218 feet East of the Southwesterly corner of said Lot to a point in the North line of said tract 256 feet East of the Northwest corner thereof in Crews's Sub-division of that part lying West of the center of the Des Plaines River of Lots 26, 32 and 33 of the Assessor's Division in the Southwest quarter of Section 12, Township 42 North, Range 11 East of the Third Principal Meridian, in Cook County, Illinois.

Parent: Tax Nos. 03-12-301-018 and 03-12-301-019

3801631

UNOFFICIAL COPY

Property of Cook County Clerk's Office

ASSIGNMENT OF LEASE

Property No. 005  
753 S. Ashweeb  
Wheeling, Illinois  
03-17-301-018-6000

ASSIGNMENT dated as of December 31, 1986, between THE ASHWEB COMPANy, a Connecticut limited partnership (the "Assignor") in care of Keith S. King, The Boston Financial Group, Incorporated, 225 Franklin Street, Boston, Massachusetts, and ASHLAND OIL, INC. a Kentucky corporation (the "Assignee"), having an office and principal place of business at 1000 Ashland Drive, Russell, Kentucky 41169.

Preliminary Statement

1. Assignor has a leasehold interest in a certain parcel of land located in Wheeling, Cook County, Illinois, listed and described in Schedule A attached hereto (referred to as the "Parcel") created by a certain ground lease dated 11/27/68 between R. J. Donahue, Trustee, (the "Land Owner") as Lessor, and Assignor, as Lessee (referred to as the "Ground Lease"), such document recorded in the Recorder of Deeds Office, as Document No. 2431626, Cook County, Illinois.

2. The Assignor owns the fee estate in the improvements and buildings on the Parcel (referred to as the "Improvements" and together with the Parcel referred to as the "Leased Premises").

3. The Assignor is the lessor of the Leased Premises under a certain lease agreement dated 11/27/68 between the Assignor, as lessor, and Bi-Lo Stations, Inc., as lessee, such Lease being recorded in the Recorder of Deeds Office, as Document No. 2431627, Cook County, Illinois.

4. The Assignor assigned its interest as lessor under the Lease to Service Station Properties, Inc., a Delaware corporation ("SSP") pursuant to the Assignment of Lease and Agreement dated 11/27/68 recorded in the Recorder of Deeds Office, as Document No. 2431630, Cook County, Illinois (referred to as the "Lease Assignment") as security for the payment of a certain 7-3/8% promissory note (the "Ashweb Note") payable to SSP. As further security for the Ashweb Note, the Assignor and Land Owner granted a mortgage on the Leased Premises to SSP recorded in the Recorder of Deeds Office, as Document No. 2431628, Cook County, Illinois, (referred to as the "Mortgage").

5. SSP re-assigned the interests of the lessor under the Lease Assignment to Mellon National Bank and Trust Company and D. A. Hazlett, as trustees (the "Trustees") pursuant to the Reassignment of Lease dated 11/27/68 recorded in the Recorder of Deeds Office, as Document No. 2431631, Cook County, Illinois (referred to as the "Lease Reassignment") as security for a certain 7-3/8% promissory note (the "SSP Note") payable to the Trustees which was issued pursuant to a Trust Indenture dated as of September 10, 1968 (the "Trust Indenture"). As further security for payment of the SSP Note, SSP also assigned its interest in the Mortgage to the Trustees pursuant to the Assignment of Mortgage dated 11/27/68 recorded in the Recorder of Deeds Office, as Document No. 2431629, Cook County, Illinois (referred to as the "Mortgage Assignment").

3801631

UNOFFICIAL COPY

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

U S D O T 5 5 1

NOW, THEREFORE, in consideration of the premises and One Dollar and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the Assignor and the Assignee hereby agree as follows:

1. The Assignor hereby assigns, transfers, conveys and sets over to the Assignee all of the estate, right, title and interest of the Assignor in and to the Lease, this Assignment being subject to the following:

- (a) the Trust Indenture;
- (b) The Lease Assignment;
- (c) The Lease Reassignment;
- (d) The Ground Lease;
- (e) The Mortgage; and
- (f) The Mortgage Assignment.

2. The Assignee assumes all the obligations and covenants of the Assignor as lessor under and pursuant to the Lease.

IN WITNESS WHEREOF, this Assignment has been made as of the day, month and year first above written.

WITNESSES

[Signature]  
\_\_\_\_\_  
[Signature]  
\_\_\_\_\_

ATTEST:

[Signature]  
\_\_\_\_\_  
Its: Assistant Secretary

WITNESSES:

[Signature]  
\_\_\_\_\_  
[Signature]  
\_\_\_\_\_

ATTEST:

[Signature]  
\_\_\_\_\_  
Its: Assistant Secretary

ASSIGNOR

THE ASHWEB COMPANY, a  
Connecticut limited partnership  
by its general partner,  
B.F. Ashweb, Inc.

By:

[Signature]  
\_\_\_\_\_  
Its: Vice President

ASSIGNEE

ASHLAND OIL, INC., a  
Kentucky corporation

By:

[Signature]  
\_\_\_\_\_  
J. Marvin Quinn  
Treasurer

3801631

UNOFFICIAL COPY

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

0 3 3 0 1 5 3 1

COMMONWEALTH OF MASSACHUSETTS

COUNTY OF SUFFOLK

The foregoing instrument was acknowledged before me this 22 day of April, 1987 by T. Paulson, Vice President of B. F. Ashweb, Inc., General Partner, on behalf of THE ASHWEB COMPANY, a Connecticut limited partnership.

Patricia Buel  
Notary Public

My commission expires: 4-27-90

(SEAL)

COMMONWEALTH OF KENTUCKY

COUNTY OF GREENUP

The foregoing instrument was acknowledged before me this 20 day of April, 1987 by J. Marvin Quin, Treasurer of ASHLAND OIL INC., a Kentucky corporation, on behalf of the corporation.

Karen C. Seis  
Notary Public

My commission expires: My Commission expires August 29, 1987

(SEAL)

This instrument prepared by:

W. Thornton Scott  
W. Thornton Scott, Attorney  
P.O. Box 391  
Ashland, KY 41114

3801631

UNOFFICIAL COPY

3801631

3801631

3801631

*5*  
*1065249*  
*BP*

15 JUN 13 AM 11:42

CAROL MOSELEY BRAUN  
REGISTRAR OF TITLES

IDENTIFIED  
No.  
REGISTRAR OF TITLES  
CAROL MOSELEY BRAUN  
Kelly

3801631

Property of Cook County Clerk's Office

**LAWYERS TITLE  
INSURANCE CORPORATION**  
20 SOUTH LAUREL STREET  
CHICAGO, ILL. 60603  
**BOX 334**