00-00633

2000 036464

FILED TO THE PO

STATE OF RITION

2000 MAY 24" PH 12: 37

MORAIS W CARTER

This Document Prepared by and mail to:

Robert S. Blatt, Esq. Katz Randall Weinberg & Richmond 333 West Wacker Drive, Suite 1800 Chicago, Illinois 60606

This space reserved for Recorder.

ocument is

OT OFFICIAL

This I MEMORANDUM OF LEASES

This Memorandum of Leases is made and entered into as of the day of Leases is made and entered into as of the 2000, by and between HBR PARTNERS, a general partnership ("Lessor") and GLOBE BUILDING MATERIALS, INC., a Delaware corporation ("Lessee").

WITNESSETH

WHEREAS, Lessor and Lessee are parties to three separate Leases described on Addendum attached hereto, each with respect to ceitain premises ("Premises") located in Lake County, Indiana (the "Properties"); and

WHEREAS, the parties desire to record a memorandum to provide notice to third parties of Lessee's leasehold estate at the Properties.

NOW THEREFORE, for Ten and No/100 Dollars (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, the parties hereby agree as follows:

- 1. Lessor acknowledges that it has, pursuant to the Lease, demised to Lessee the Premises located at the Properties situated in Lake County, State of Indiana, and legally described on Exhibit "A" attached hereto.
- 2. The dates, description of Premises, terms, commencement and termination dates and options contained in the Leases are described on the Addendum attached hereto.
- 3. All of the terms, covenants, conditions and agreements in the Leases are hereby incorporated herein by this reference. Lessor and Lessee agree to observe, conform to, and comply with all of the terms, covenants, conditions and agreements so incorporated herein. The execution, delivery and recording of this Memorandum is not intended to and shall not change, modify, amend or enlarge the Leases, but is intended to provide a record of the leasehold interests and additional rights in the Premises of Lessor and Lessee, respectively, pursuant to the Leases.

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

RBLATT/410156.1

LAWYER JARGE INS. CORP. ONE PROFESSIONAL CENTER SUITE 215 CROWN POINT, IN 46307

24-14 LESSOR:

HBR PARTNERS, a general partnership

, a General Partner

100 m

D.

LESSEE:

GLOBE BUILDING MATERIALS, INC., a Delaware corporation

0

@

SS. COUNTY OF etonouck, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that There G. Buy _, personally known to me to be the General Partner of HBR PARTNERS, a general partnership, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such General Partner he signed and delivered the said instrument, as his free and voluntary act and as the free and voluntary act of said HBR PARTNERS, for the uses and purposes therein set forth. CUIIII GIVEN under my hand and official seal this 2000. This Document is t the Lake Couty NOTARY PUBLIC 5-17-08 My commission expires: JANET R. ANTONOVICH
Notary Public State of Indiana My Commission Expires May 17, 2008

•

Jugan.

6

STATE OF Indiana)
COUNTY OF OTHER) SS.
i, And Electoronial, a notary public in and for said County, In the State aforesai
DO HEREBY CERTIFY that Annual Secretary of CLOS
personally known to me to be the President and Secretary of GLOE BUILDING MATERIALS, INC., personally known to me to be the same persons whose names a
subscribed to the foregoing instrument, appeared before me this day in person and acknowledge
that as such President, and Secretary, they signed and delivered the sa
instrument, as their free and voluntary act and as the free and voluntary act of said GLOB
BUILDING MATERIALS, INC., for the uses and purposes therein set forth.
NOT OF BUCKEY
GIVEN under my hand and official seal this 3nd day of 1/10, 2000.
This Document is the property of
the Lake County hegget to tomuch
NOTARY PUBLIC
My commission expires: 5-17-08
My commission expires: 3-11-63 JANET R. ANTONOVICH
Notary Public
State of Indiana My Commission Expires May 17, 2008
My Commission Expires Mey 17, 2500
HE ROLL SO CHILL
f. o.
WOJANA WALLEY

tonoused, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Annua Axistagist and personally known to me to be the _ Secretary of GLOBE Président and BUILDING MATERIALS, INC., 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 acknowledged that as such ____ President, and ____ Secretary, they signed and delivered the said instrument, as their free and voluntary act and as the free and voluntary act of said GLOBE. BUILDING MATERIALS, INC., for the uses and purposes therein set forth. 2000. GIVEN under my hand and official seal this 5 **NOTARY PUBLIC** My commission expires: JANET R. ANTONOVICH Notary Public State of Indiana My Commission Expires May 17, 2006

EXHIBIT "A"

Legal Descriptions

LEASE NO.

Document is NOT OFFICIAL!

LEASE NO. 2

che Lake County Recorder!

LEASE NO. 3:

Exhibit Ais- Legal Description

Parcel 1:

Part of the Southeast Quarter of Section 7, Township 17 North, Range 9 West of the Second Principal Meridian, Lake County, Indianation more particularly described as follows:

Beginning at the intersection of the center line of Indianapolis Boulevard (formor Indiana Boulevard) with the South line of the right of way ot the Indiana Harbor Belt Railroad Company, thence Westerly slong the south line of said indians Herbor Pett Railroad Company right of ways a distandant 1706,77 feet, there's southeasterly along a line forming an angle of 28 degress 3; bringes 22 seconds deflected test to the from said South line of the right of way of the Indiana Harbor selt Rail of the many distance of 67.63 feet to a point of curve, thence southeastering a convex to the Northeast, gaving a radius of our feet, and being realist to the last described line at said point of curve ap ard distance of 131 10 fact to point of tangency, thence southerly along a line tangent, to the last described curved line at baid point of dangency, and acancer of so up thet coldinate of curve thence southeasterly along a curved line, convex to the southwest having a radius of 400,00 feet and bring tangent to the last described line at sette point of curve, a distance of earth lest to a point parallel to and 482 00 feat woutherly, by rectangular peasurement, of the south line of way line thence Easterly along the last described line, a distance of 1597, 19 feet to the center line of New York-Avenuer thende Northerly along said center line of New York Avenue, a distance of 329.61 feat, to a point which is also the intersection of the centerline of said New York Avenue the centerline of Indianapolis Soulevard; thence northwesterly along said centerline of Inclanapolis Boulevard, a distance of 193.22 feet to the point of beginning, excepting the Easterly 38.0 feet thereofielying within New York Avenue, and the Easterly 40.0 feet thereof lying within Indianapolis Boulevard, taken for public street right of ways, in the City of Hatmond Lake County, Indiana.

bess and except the following: Commencing at the intersection of the Southerly 1977 right-of-way line of the Indiana Harbor Belt Railroad and the Westerly right-of-way line of Indianapolis Boulevard, thence South 38 degrees 56 minutes 29 seconds East, along said Westerly right-of-way line 63.10 feet to the Point of Beginning; thence South 88 degrees 57 minutes 31 seconds West, and parallel with the Southerly right-of-way line of the the Indiana Harbor Belt Railroad, 146.90 feet; thence South 43 degrees 24 minutes 29 seconds West, 67.38 feet; thence South 00 degrees 44 minutes 29 seconds East 144788 feet, and parallel with the Westerly right-of-way line of New York Avenue; thence North 89 degrees 15 minutes 31 seconds East, 30,00 feet and thence South 00 degrees 44 minutes 29 seconds East, 33.00 feet, and parallel with the Westerly right-of-way line of the New York Avenue; thence North 88 degrees 53 minutes 53 seconds East, 257.00 feet, to the Westerly right-of-way line of New York Avenue; thence North 00 degrees 44 minutes 29 seconds West, along said Westerly line, 107 00 feet, to the intersection with the Westerly right-of-way line of Indianapolis Boulevard; thence North 38 degrees 56 minutes 29 seconds West, along said Westerly right-of-way line of Indianapolis Boulevard, 150.64 feet, to the Point of Beginning.

1.41

Exhibit A" Legal Description

Parcel'2: A non-exclusive easement for ingress and egress over the following described property:

in easyments for ingress and egress in the Southeast Quarter of Section 7. Township 37 North, Range 9 West of the Second Principal Meridian in Lake County Indiana bounded and described as follows intersection of the Southerly right-of-way line of the Indiana Harbor Belt Railroad and the Westerly right-of-way ling of Indianapolis Boulevard; thence South 88 degrees 57 minutes to 31 seconds West along said Southerly right-of-way line 167.82 feet; thence South 00 degrees 44 minutes 29 seconds East 301.98 feet; thence North 88 degrees 53 minutes 53 seconds East 300,00 feet to the Westerly right of Way of New York Avenue; thence North 00 degrees 44 minutes 29 seconds West along said Westerly line 26.00 feet; thence South 88 degrees 53 minutes 53 seconds West 274.00 feet; thence North 00 degrees 44 minutes 29 seconds West 33.11 feet; thence Bouth 89, degrees 15 minutes 31 seconds West 13.00 feet; thence North 00 degrees 44 minutes 29 seconds West 144.88 feet; thence North 43 degrees 24 minutes 29 seconds East 18.67 feet; thence North 00 degrees 44 minutes 29 seconds West 56.67 feet; thence North 88 degrees 57 minutes 31 seconds East, 163.76 feet to said Westerly right of -way line of Indianapolis Boulevard; thence North 38 degrees 56 minutes 29 seconds West along said Westerly line 35.48 feet to the point of commencement.

ement.

LEASE NO.	DATE	sQ.FT.	; JERM & .	COMMENCEMENT	TERMINATION	A COPTIONS :
正在谈学	6/11/90	≟ 1'03,000 ¹	10 years	AND THE PARTY.		2.5-yr. reims
学 (2.25)	§ 6/18/90 2 ₃	- 66 000 ²	10 years	5/1/902 1	4/30/00 🔄	2 5-ye terms
3	4/30/99	86, 178 3	14 months 4	4/30/99 EFF	6/30/00	2 5-yr ternsi

On which a product storage facility may be built.

²On Which Lead, Zinc, Dust and Red Metal Departments are located.

³For use as an outside facility.

BLATT/410156

LESSOR:

HBR PARTNERS, a general partnership

LESSEE:

GLOBE BUILDING MATERIALS, INC., a Delaware corporation

By:

Attest

Secretary

This Document is the property of the Lake County Recorder!

STATE OF falson
COUNTY OF Sale.

SS.

DO HEREBY CERTIFY that The State aforesaid, personally known to me to be the General Partner of HBR PARTNERS, a general partnership, personally known to me to be the person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such General Partner he signed and delivered the said instrument, as his free and voluntary act and as the free and voluntary act of said HBR PARTNERS, for the uses and purposes therein set forth.

GIVEN under my hand and official seal this 4th day of 1kg, 2000

Asset L. Chatonovick

My commission expires:

7-8cument

JANET R. ANTONOVICH

Notary Public State of Indiana

My Commission Expires May 17, 2008

This Document is the property the Lake County Recorder!

STATE OF JAMES COUNTY OF OVER	.) _) ss.	sikerisk er - 1 - 1 - 1 - 1 - 1 - 1 - 1 - 1 - 1 -	e de la compansión de l	a juga je
DO HEREBY CERTIFY personally known to m BUILDING MATERIALS subscribed to the foregothat as such Finstrument, as their free BUILDING MATERIALS	i, INC., personally k ling instrument, app President, and e and voluntary ac i, INC., for the uses	nown to me to be to leared before me the Secretary, the st and as the free and purposes there	nis day in person and a ney signed and delive and voluntary act of rein set forth.	se names are acknowledged ered the said
GIVEN under my	/ hand and official s	seal this <u>3</u> 20day o	of May , 20	000. • .
		JAN NO	OTARY PUBLIC	<u>'k</u>
My commission expires:	NOT	cument OFFIC ent is the p	JANET R. ANTONO Notary Public State of Indian My Commission Expires M	OVICH id id id 17, 2008
	the Lake	County Red	corder!	
		SEAL WOLLD'S		

EXHIBIT "A"

Legal Descriptions

LEASE NO. 1:

LEASE NO. 2:

LEASE NO. 3:

Document is NOT OFFICIAL! This Document is the property of the Lake County Recorder!

Exhibit A" - Legal Description

Parcel 1:

Part of the Southeast Quarter of Section 7, Township 37 North, Range 9 West of the Second Principal Meridian, Lake County, Indiana, and more particularly described as follows:

Beginning at the intersection of the center line of Indianapolis Boulevard (formerly Indiana Boulevard) with the South line of the right of way ot the Indiana Harbor Belt Railroad Company; thence Westerly along the south line of said Indiana Harbor Belt Railroad Company right of way, a distance of 1706.77 feet; thence southeasterly along a line forming an angle of 28 degress 53 minutes 22 seconds deflected East to the South from said South line of the right of way of the Indiana Harbor Belt Railroad Company, a distance of 67.63 feet to a point of curve; thence Southeasterly along a curved line, convex to the Northeast, having a radius of 302.94 feet, and being tangent to the last described line at said point of curve, an arc distance of 325.40 feet to point of tangency; thence southerly along a line tangent to the last described curved line at said point of tangency, a distance of 84.00 feet to a point of curve; thence Southeasterly along a curved line, convex to the Southwest having a radius of 400.00 feet and being tangent to the last described line at said point of curve, a distance of 98.53 feet to a point parallel to and 482,00 feet, southerly, by rectangular measurement, of the south line of said Indiana Harbor Belt Railroad Company right of way line; thence Easterly along the last described line, a distance of 1597.19 feet to the center line of New York Avenue; thence Northerly along said center line of New York Avenue, a distance of 329.61 feet, to a point which is also the intersection of the centerline of said New York Avenue with the centerline of Indianapolis Boulevard; thence northwesterly along said centerline of Indianapolis Boulevard, a distance of 193.22 feet to the point of beginning, excepting the Easterly 38.0 feet thereof, lying within New York Avenue, and the Easterly 40.0 feet thereof lying within Indianapolis Boulevard, taken for public street right of ways, in the City of Hammond, Lake County, Indiana

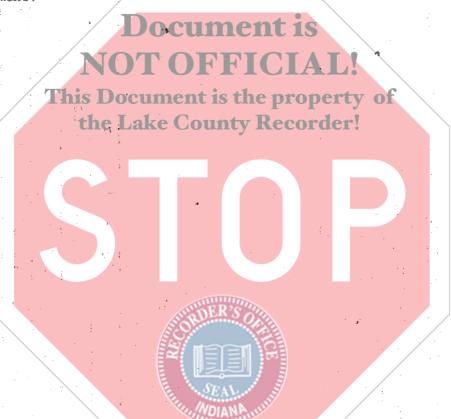
Less and except the following: Commencing at the intersection of the Southerly right-of-way line of the Indiana Harbor Belt Railroad and the Westerly right-of-way line of Indianapolis Boulevard; thence South 38 degrees 56 minutes 29 seconds East, along said Westerly right-of-way line 63.10 feet to the Point of Beginning; thence South 88 degrees

of the the Indiana Harbor Belt Railroad, 146.90 feet; thence South 43 degrees 24 minutes 29 seconds West, 67.38 feet; thence South 00 degrees 44 minutes 29 seconds East 144.88 feet, and parallel with the Westerly right-of-way line of . New York Avenue; thence North 89 degrees 15 minutes 31 seconds East, 30.00 feet; thence South 00 degrees 44 minutes 29 seconds East, 33.00 feet, and parallel with the Westerly right-of-way line of the New York Avenue; thence North 88 degrees 53 minutes 53 seconds East, 257.00 feet, to the Westerly right-of-way line of New York Avenue; thence North 00 degrees 44 minutes 29 seconds West, along said Westerly line, 107.00 feet, to the intersection with the Westerly right-of-way line of Indianapolis Boulevard; thence North 38 degrees 56 minutes 29 seconds West, along said Westerly right-of-way line of Indianapolis Boulevard, thence North 38 degrees 56 minutes 29 seconds West, along said Westerly right-of-way line of Indianapolis Boulevard, 150.64 feet, to the Point of Beginning.

Exhibit A" - Legal Description continued.

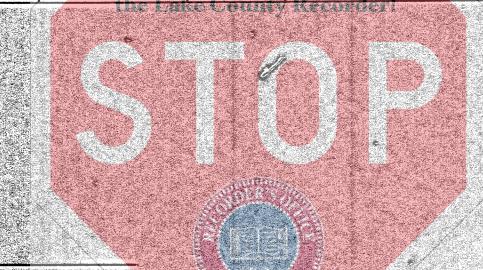
Parcel 2: A non-exclusive easement for ingress and egress over the following described property:

An easement for ingress and egress in the Southeast Quarter of Section 7, Township 37 North, Range 9 West of the Second Principal Meridian in Lake County, Indiana bounded and described as follows: Commencing at the intersection of the Southerly right-of-way line of the Indiana Harbor Belt Railroad and the Westerly right-of-way line of Indianapolis Boulevard; thence South 88 degrees 57 minutes 31 seconds West along said Southerly right-of-way line 167.82 feet; thence South 00 degrees 44 minutes 29 seconds East 301.98 feet; thence North 88 degrees 53 minutes 53 seconds East 300.00 feet to the Westerly right-of-way of New York Avenue; thence North 00 degrees 44 minutes 29 seconds West along said Westerly line 26.00 feet; thence South 88 degrees 53 minutes 53 seconds West 274.00 feet; thence North 00 degrees 44 minutes 29 seconds West 33.11 feet; thence South 89 degrees 15 minutes 31 seconds West 13.00 feet; thence North 00 degrees 44 minutes 29 seconds West 144.88 feet; thence North 43 degrees 24 minutes 29 seconds East 18.67 feet; thence North 00 degrees 44 minutes 29 seconds West 56.67 feet; thence North 88 degrees 57 minutes 31 seconds East, 163.76 feet to said Westerly right-of-way line of Indianapolis Boulevard; thence North 38 degrees 56 minutes 29 seconds West along said Westerly line 35.48 feet to the point of commencement.



ADDENDUM ATTACHED TO MEMORANDUM OF LEASES RESPECTING LEASE PREMISES IN LAKE COUNTY, INDIANA BETWEEN HBR PARTNERS, A GENERAL PARTNERSHIP, AS LESSOR AND GLOBE BUILDING MATERIALS, INC., A DELAWARE CORPORATION, AS LESSEE

LEASE NO. DATE	SQ:FT: TERM	COMMENCEMENT	TERMINATION	OPTIONS
1 6/11/90	103,000 10 years			2.5-yr. terms
2 6/18/90	66,000 ² 10 years	5/1/90	4/30/00	∗ 2 5-yr: terms
3 4/30/99	86,178 ³ 14 months	4/30/99	6/30/00	2.5-yr. tems



On which a product storage facility may be built.

²On which Lead, Zinc, Dust and Red Metal Departments are located.

³For use as an outside facility.