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LAKE COUNTY
FILED FOR RECORD

This instrument was prepared by **2011 072332**
and should be returned to:

2011 DEC 14 AM 10:12

Brian D. Kluever, Esq.
Schiff Hardin LLP
233 South Wacker Drive
Chicago, Illinois 60606

MICHAEL J. STANMAN
RECORDER

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MEMORANDUM OF LEASE

THIS MEMORANDUM OF LEASE, made as of the 3rd day of October, 2011, by and between Hammond Group, Inc., an Indiana corporation ("Landlord"), and ICL Performance Products LP, a Delaware limited partnership ("Tenant");

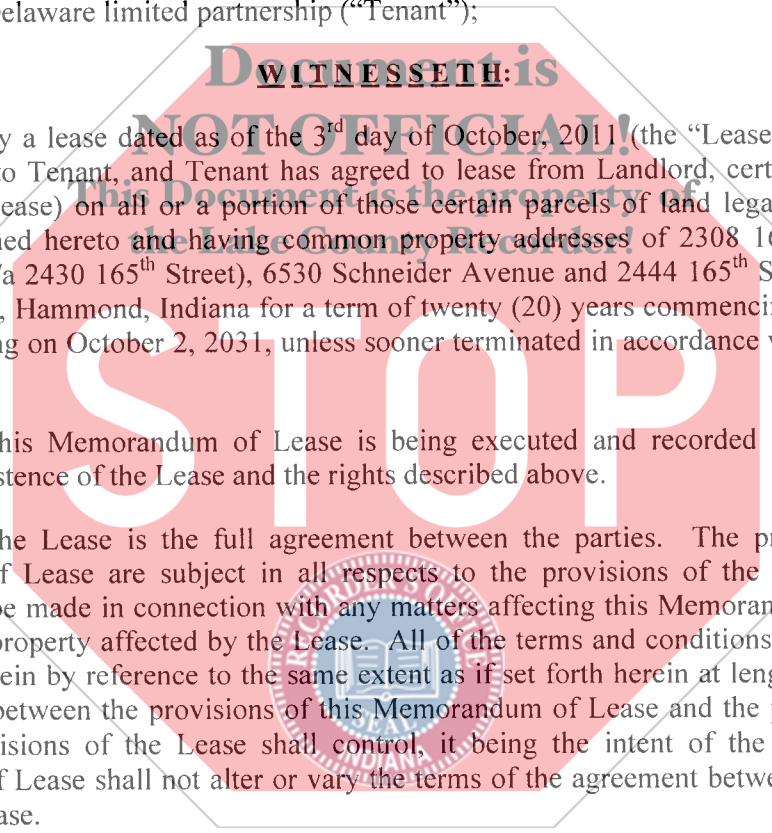
WITNESSETH:

1. By a lease dated as of the 3rd day of October, 2011 (the "Lease"), Landlord has agreed to lease to Tenant, and Tenant has agreed to lease from Landlord, certain Premises (as defined in the Lease) on all or a portion of those certain parcels of land legally described on Exhibit A attached hereto and having common property addresses of 2308 165th Street, 2340 165th Street (a/k/a 2430 165th Street), 6530 Schneider Avenue and 2444 165th Street (a/k/a 6510 Osborn Avenue), Hammond, Indiana for a term of twenty (20) years commencing on October 3, 2011 and expiring on October 2, 2031, unless sooner terminated in accordance with the terms of the Lease.

2. This Memorandum of Lease is being executed and recorded in order to give notice of the existence of the Lease and the rights described above.

3. The Lease is the full agreement between the parties. The provisions of this Memorandum of Lease are subject in all respects to the provisions of the Lease, to which reference must be made in connection with any matters affecting this Memorandum of Lease or any part of the property affected by the Lease. All of the terms and conditions of the Lease are incorporated herein by reference to the same extent as if set forth herein at length. In the event of any conflict between the provisions of this Memorandum of Lease and the provisions of the Lease, the provisions of the Lease shall control, it being the intent of the parties that this Memorandum of Lease shall not alter or vary the terms of the agreement between the parties as set out in the Lease.

The Memorandum of Lease may be executed in counterparts, in which such case, all such counterparts, when taken together, shall be deemed a single instrument.



FILED
DEC 13 2011
PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

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IN WITNESS WHEREOF, the parties have caused this Memorandum of Lease to be executed on the date first above written.

LANDLORD:

HAMMOND GROUP, INC., an Indiana corporation

By: Stephen A. Bolanowski Jr.
Name: STEPHEN A. BOLANOWSKI JR.
Its: VICE PRESIDENT

TENANT:

ICL PERFORMANCE PRODUCTS LP,
a Delaware limited partnership

By: _____
Its: General Partner



By: _____
Name: _____
Its: _____

I affirm, under the penalties of perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law.

Signature: Stephen A. Bolanowski Jr., Printed Name: STEPHEN A. BOLANOWSKI JR.

IN WITNESS WHEREOF, the parties have caused this Memorandum of Lease to be executed on the date first above written.

LANDLORD:

HAMMOND GROUP, INC., an Indiana corporation

By: _____
Name: _____
Its: _____

TENANT:

ICL PERFORMANCE PRODUCTS LP,
a Delaware limited partnership

By: [Signature]
Its: President

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By: [Signature]
Name: Paul Schlessman
Its: CFU
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the Lake County Recorder!

I affirm, under the penalties of perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law.

Signature: Phyllis A Hannon, Printed Name: PHYLLIS A HANNON



PHYLLIS A. HANNON
Notary Public, Notary Seal
State of Missouri
St. Charles County
Commission # 09477029
My Commission Expires February 08, 2013

STATE OF Indiana)
COUNTY OF La Porte) SS.

I, Pamela Shrader, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Stephen A. Bolanowski, Jr., Vice President of Hammond Group, Inc., an Indiana corporation, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Stephen A. Bolanowski, Jr., appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his own free and voluntary act, and as the free and voluntary act of said corporation, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal as of this 3rd day of October, 2011.

Pamela S. Shrader

My Commission Expires:

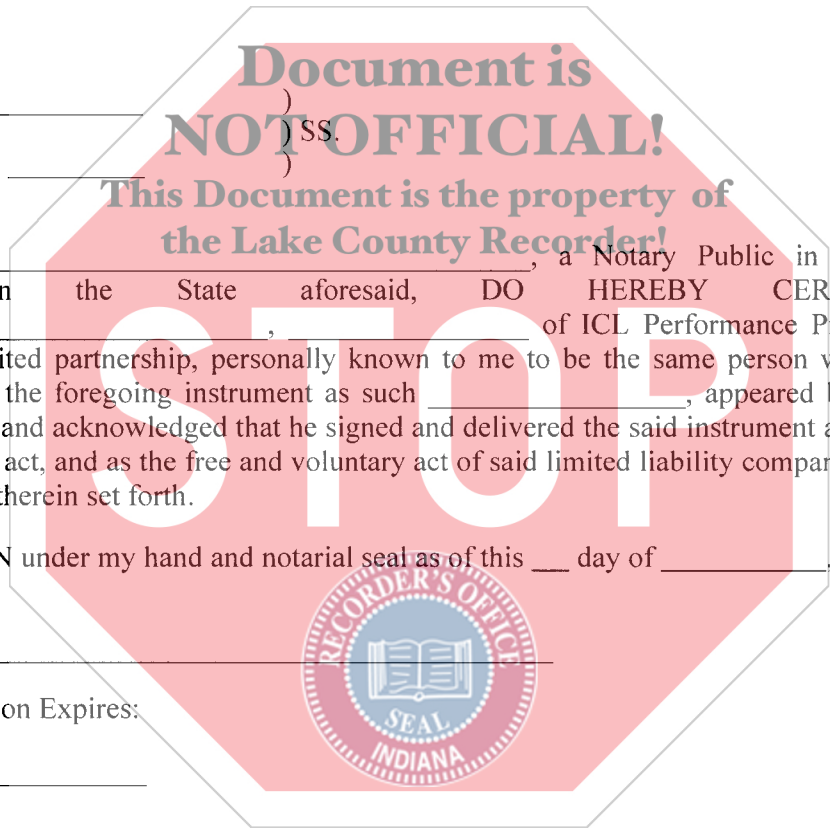
May 29 2017

STATE OF _____)
COUNTY OF _____) SS.

I, _____, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that _____ of ICL Performance Products, LP, a Delaware limited partnership, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such _____, appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his own free and voluntary act, and as the free and voluntary act of said limited liability company, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal as of this ___ day of _____, 2011.

My Commission Expires:



STATE OF _____)
COUNTY OF _____) SS.

I, _____, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that _____ of Hammond Group, Inc., an Indiana corporation, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such _____, appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his own free and voluntary act, and as the free and voluntary act of said corporation, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal as of this ___ day of _____, 2011.

My Commission Expires:

STATE OF Missouri)
COUNTY OF St. Louis) SS.

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I, PHYLLIS A. HANNON, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that JAMES R. MOFFATT, PRESIDENT of ICL Performance Products, LP, a Delaware limited partnership, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such PRESIDENT, appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his own free and voluntary act, and as the free and voluntary act of said limited liability company, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal as of this 3rd day of October, 2011.

Phyllis A Hannon

My Commission Expires:

February 8, 2013

PHYLLIS A. HANNON
Notary Public, Notary Seal
State of Missouri
St. Charles County
Commission # 09477029
My Commission Expires February 08, 2013

EXHIBIT A

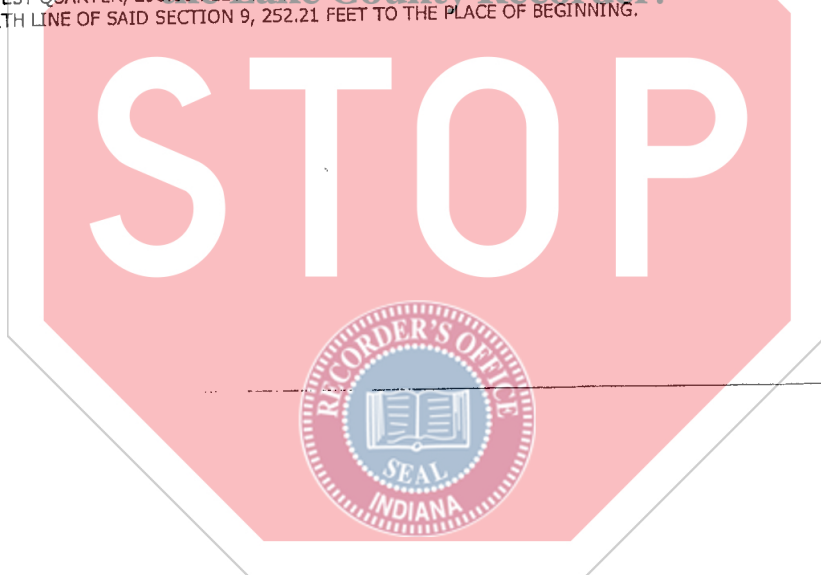
Legal Description

Legal Description: PARCEL 1: A PART OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 8, TOWNSHIP 36 NORTH, RANGE 9 WEST OF THE SECOND PRINCIPAL MERIDIAN, IN LAKE COUNTY, INDIANA, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID NORTHEAST 1/4 NORTHEAST 1/4, THENCE SOUTH ON THE EAST LINE OF SAID SECTION 8, A DISTANCE OF 340 FEET; THENCE WEST ON A LINE PARALLEL TO AND 340 FEET DISTANT, A DISTANCE OF 280.57 FEET TO THE NORTHERLY RIGHT OF WAY LINE OF THE N.Y.C. & S.L. RAILROAD; THENCE NORTHWESTERLY ON THE NORTHERLY RIGHT OF WAY LINE OF SAID N.Y.C. & S.L. RAILROAD, A DISTANCE OF 613.59 FEET TO THE NORTH LINE OF SAID SECTION 8; THENCE EAST ON THE NORTH LINE OF SAID SECTION 8, A DISTANCE OF 791.34 FEET TO THE PLACE OF BEGINNING, CONTAINING 4.183 ACRES, MORE OR LESS.

ALSO, A PART OF THE NORTHWEST 1/4 NORTHWEST 1/4 OF SECTION 9, TOWNSHIP 36 NORTH, RANGE 9 WEST OF THE SECOND PRINCIPAL MERIDIAN, IN LAKE COUNTY, INDIANA, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID NORTHWEST 1/4 NORTHWEST 1/4; THENCE EAST 232.79 FEET; THENCE SOUTH 340 FEET; THENCE WEST 232.79 FEET TO THE WEST LINE OF SAID NORTHWEST 1/4 NORTHWEST 1/4; THENCE NORTH 340 FEET TO THE PLACE OF BEGINNING, CONTAINING 1.817 ACRES MORE OR LESS.

PARCEL 2 (A): PART OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 9, TOWNSHIP 36 NORTH, RANGE 9 WEST OF THE 2ND P.M., DESCRIBED AS COMMENCING AT A POINT ON THE NORTH LINE OF SAID NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 9, 914.11 FEET WEST OF THE NORTHEAST CORNER THEREOF; THENCE SOUTH PARALLEL TO THE WEST LINE OF SAID SECTION 9, 290 FEET; THENCE WEST PARALLEL TO THE NORTH LINE OF SAID SECTION 9, 140 FEET; THENCE NORTH PARALLEL TO THE WEST LINE OF SAID SECTION 9, 290 FEET TO THE CENTER LINE OF 165TH STREET; THENCE EAST ON SAID CENTER LINE 140 FEET TO THE PLACE OF BEGINNING, EXCEPTING THE NORTH 40 FEET THEREOF WHICH IS IN THE RIGHT OF WAY OF 165TH STREET, IN THE CITY OF HAMMOND, LAKE COUNTY, INDIANA.

PARCEL 2 (B): PART OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 9, TOWNSHIP 36 NORTH, RANGE 9 WEST OF THE 2ND P.M. IN THE CITY OF HAMMOND, LAKE COUNTY, INDIANA, DESCRIBED AS COMMENCING AT A POINT ON THE NORTH LINE OF SAID SECTION 9, WHICH POINT IS 661.9 FEET WEST OF THE NORTHEAST CORNER OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 9; THENCE SOUTH ON A LINE THAT IS PARALLEL TO THE WEST LINE OF SAID NORTHWEST QUARTER, 340 FEET; THENCE WESTERLY ON A LINE WHICH IS PARALLEL TO THE NORTH LINE OF SAID NORTHWEST QUARTER, 391.20 FEET; THENCE NORTHERLY ON A LINE WHICH IS PARALLEL TO AND 272.79 FEET EAST OF THE WEST LINE OF SAID NORTHWEST QUARTER, 50 FEET; THENCE EASTERLY ON A LINE WHICH IS PARALLEL TO AND 290 FEET SOUTH OF THE NORTH LINE OF SECTION 9, 139 FEET; THENCE NORTHERLY ON A LINE WHICH IS PARALLEL TO AND 411.79 FEET EAST OF THE WEST LINE OF SAID NORTHWEST QUARTER, 290.00 FEET TO THE NORTH LINE OF SAID SECTION 9; THENCE EASTERLY ALONG THE NORTH LINE OF SAID SECTION 9, 252.21 FEET TO THE PLACE OF BEGINNING.



PARCEL 3: PART OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 9, TOWNSHIP 36 NORTH, RANGE 9 WEST OF THE SECOND PRINCIPAL MERIDIAN, IN THE CITY OF HAMMOND, LAKE COUNTY, INDIANA, DESCRIBED AS COMMENCING AT THE INTERSECTION OF THE NORTH LINE OF SAID NORTHWEST QUARTER WITH A LINE THAT IS PARALLEL TO THE WEST LINE OF SAID NORTHWEST QUARTER AND 232.79 FEET EAST OF SAID WEST LINE, MEASURED ALONG A LINE THAT IS PARALLEL TO THE NORTH LINE OF SAID NORTHWEST QUARTER, SAID POINT BEING 1093.11 FEET WESTERLY OF THE NORTHEAST CORNER OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 9, MEASURED ALONG SAID NORTH LINE; THENCE SOUTHERLY 340 FEET ON SAID 232.79 FOOT PARALLEL LINE TO THE PLACE OF BEGINNING; THENCE CONTINUING SOUTHERLY ON SAID 232.79 FOOT LINE 150 FEET; THENCE WESTERLY ON A LINE WHICH IS PARALLEL TO THE NORTH LINE OF SAID NORTHWEST QUARTER AND 490 FEET SOUTHERLY THEREFROM, 232.79 FEET TO THE WEST LINE OF SAID NORTHWEST QUARTER; THENCE NORTHERLY ON THE WEST LINE OF SAID NORTHWEST QUARTER 150 FEET; THENCE EASTERLY ON A LINE WHICH IS PARALLEL TO THE NORTH LINE OF SAID NORTHWEST QUARTER AND 340 FEET SOUTHERLY THEREFROM 232.79 FEET TO THE PLACE OF BEGINNING.

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Tax Parcel Numbers:
45-07-08-226-001.000-023
45-07-08-226-002.000-023
45-07-09-101-001.000-023
45-07-09-102-001.000-023
45-07-09-102-002.000-023
45-07-09-101-002.000-023

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