

(The Above Space For Recorder's Use Only)

**CERTIFICATE OF COMPLETION**

Whereas, pursuant to that certain Amended and Restated Block 35, Central Loop Project Redevelopment Agreement Chicago Theatre Group d/b/a the Goodman Theatre dated April 17, 1998 and recorded in the Recorder's Office of Cook County on February 2, 1999 as document no.99108848 ("Redevelopment Agreement"), the City of Chicago ("City") authorized Chicago Theatre Group d/b/a the Goodman Theatre ("Developer") to redevelop that certain property described in Exhibit A attached hereto and made a part hereof ("Property") and other property not included in this Certificate of Completion; and

Whereas, the Redevelopment Agreement contains certain covenants, conditions and restrictions pertaining to the development of the Property and to the City's rights as to the Property; and

Whereas, the Developer has completed the Theater Project (as defined in the Redevelopment Agreement) in accordance with the terms of the Redevelopment Agreement; now, therefore,

1. This Certificate of Completion ("Certificate") shall serve as a conclusive determination of satisfaction and termination of the covenants in the Redevelopment Agreement with respect to the obligations of the Developer and its successors and assigns to complete the Theater Project (as defined in the Redevelopment Agreement) on the Property in accordance with the terms of the Redevelopment Agreement. This Certificate excludes that property legally described on Exhibit B of the Redevelopment Agreement as well as that project referred to as the "Restaurant/Retail Project" in the Redevelopment Agreement.

8000243



**EXHIBIT A**

**Legal Description**

A PARCEL OF LAND IN BLOCK 35 IN THE ORIGINAL TOWN OF CHICAGO, SAID PARCEL BEING COMPRISED OF LOT 1, THE EAST HALF OF THE EAST HALF OF LOT 2, THE EAST 19 FEET OF THE WEST HALF OF THE EAST HALF OF LOT 2 (THE WEST 18 FEET THEREOF BEING THE PUBLIC ALLEY DEDICATED BY INSTRUMENT RECORDED AS DOCUMENT 19038448) ALL OF LOTS 7 AND 8, AND THAT PART OF WEST COUCH PLACE, 18.00 FEET WIDE, LYING NORTH OF AND ADJOINING SAID LOTS 7 AND 8, LYING EAST OF THE NORTHWARD EXTENSION OF THE WEST LINE OF SAID LOT 7, AND LYING WEST OF THE NORTHWARD EXTENSION OF THE EAST LINE OF SAID LOT 8;

EXCEPTING THEREFROM THOSE PARTS OF SAID LOTS 7 AND 8 LYING SOUTH OF A LINE DESCRIBED AS FOLLOWS; BEGINNING AT A POINT ON THE EAST LINE OF LOT 8 IN BLOCK 35, WHICH POINT IS 79.40 FEET NORTH FROM THE SOUTHEAST CORNER OF SAID LOT, AS MEASURED ALONG SAID EAST LINE; THENCE WEST, PERPENDICULAR TO SAID EAST LINE, A DISTANCE OF 87.81 FEET; THENCE NORTH, PERPENDICULAR TO THE LAST DESCRIBED LINE, A DISTANCE OF 5.00 FEET; THENCE WEST, PERPENDICULAR TO THE LAST DESCRIBED LINE, A DISTANCE OF 73.17 FEET TO A POINT ON THE WEST LINE OF AFOREMENTIONED LOT 7 WHICH IS 82.25 FEET NORTH FROM THE SOUTHWEST CORNER OF SAID LOT, AS MEASURED ALONG SAID WEST LINE; ALL IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

EXCEPTING THEREFROM THE FOLLOWING:

ALL THAT PROPERTY AND SPACE ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF 123.89 FEET, CHICAGO CITY DATUM, AND LYING WITHIN THE BOUNDARIES PROJECTED VERTICALLY OF THE FOLLOWING DESCRIBED PARCEL OF LAND, TO WIT:

LOT 1 AND THE EAST 1/4 OF LOT 2 IN BLOCK 35 IN THE ORIGINAL TOWN OF CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

THE PUBLIC ALLEY AND COUCH PLACE REFERENCED ABOVE WERE VACATED PURSUANT TO INSTRUMENT RECORDED AS DOCUMENT NO. 98552263.

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