

EXHIBIT "A"
LEGAL DESCRIPTION

For the property located at East side of the Fox Valley Mall, west of Route 59, and south of New York Street

Parcel Number(s): Part of 07-21-401-011 and 07-21-401-088

Commonly known as: East side of the Fox Valley Mall, west of Route 59, and south of New York Street located in DuPage County.

THAT PART OF LOT 1, IN FOX VALLEY EAST, REGION 1 UNIT NUMBER 1, BEING A SUBDIVISION OF PART OF SECTION 21, TOWNSHIP 38 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 12, 1976 AS DOCUMENT R76-82140, DESCRIBED AS FOLLOWS:

COMMENCING AT THE MOST SOUTHERLY SOUTHWEST CORNER OF SAID LOT; THENCE NORTH 06 DEGREES 45 MINUTES 08 SECONDS WEST, ALONG THE WESTERLY LINE OF SAID LOT, 1.94 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING NORTH 06 DEGREES 45 MINUTES 08 SECONDS WEST, ALONG THE WESTERLY LINE OF SAID LOT, 553.35 FEET TO AN ANGLE POINT IN THE WESTERLY LINE OF SAID LOT; THENCE NORTH 40 DEGREES 34 MINUTES 03 SECONDS WEST, 22.02 FEET; THENCE NORTH 28 DEGREES 17 MINUTES 07 SECONDS EAST, 210.82 FEET TO A POINT OF CURVATURE; THENCE NORTHERLY ALONG A CURVE, CONCAVE WESTERLY, TANGENT TO THE LAST DESCRIBED COURSE, HAVING A RADIUS OF 87.00 FEET, A CHORD BEARING NORTH 10 DEGREES 46 MINUTES 25 SECONDS EAST, A CHORD LENGTH OF 52.36 FEET, AN ARC LENGTH OF 53.18 FEET; THENCE NORTH 06 DEGREES 44 MINUTES 17 SECONDS WEST, TANGENT TO THE LAST DESCRIBED COURSE, 160.91 FEET; THENCE NORTH 03 DEGREES 24 MINUTES 40 SECONDS EAST, 56.57 FEET; THENCE SOUTH 86 DEGREES 35 MINUTES 20 SECONDS EAST, 13.00 FEET; THENCE NORTH 03 DEGREES 24 MINUTES 40 SECONDS EAST, 48.93 FEET TO A POINT OF CURVATURE; THENCE NORTHEASTERLY ALONG A CURVE, CONCAVE SOUTHEASTERLY, TANGENT TO THE LAST DESCRIBED COURSE, HAVING A RADIUS OF 35.00 FEET, A CHORD BEARING NORTH 31 DEGREES 00 MINUTES 21 SECONDS EAST, A CHORD LENGTH OF 32.43 FEET, AN ARC LENGTH OF 33.71 FEET; THENCE NORTH 58 DEGREES 36 MINUTES 02 SECONDS EAST, TANGENT TO THE LAST COURSE, 34.23 FEET TO A POINT OF CURVATURE; THENCE NORTHEASTERLY ALONG A CURVE, CONCAVE SOUTHEASTERLY, TANGENT TO THE LAST DESCRIBED COURSE, HAVING A RADIUS OF 25.00 FEET, A CHORD BEARING NORTH 69 DEGREES 38 MINUTES 03 SECONDS EAST, A CHORD LENGTH OF 9.57 FEET, AN ARC LENGTH OF 9.63 FEET; THENCE NORTH 80 DEGREES 40 MINUTES 04 SECONDS EAST, TANGENT TO THE LAST DESCRIBED COURSE, 82.24 FEET TO A POINT OF CURVATURE; THENCE NORTHEASTERLY ALONG A CURVE, CONCAVE NORTHWESTERLY, TANGENT TO THE LAST DESCRIBED COURSE, HAVING A RADIUS OF 65.00 FEET, A CHORD BEARING NORTH 58 DEGREES 15 MINUTES 57 SECONDS EAST, A CHORD LENGTH OF 49.54 FEET, AN ARC LENGTH OF 50.83 FEET TO A POINT OF REVERSE CURVATURE; THENCE NORTHEASTERLY ALONG A CURVE, CONCAVE SOUTHEASTERLY, TANGENT TO THE LAST DESCRIBED COURSE, HAVING A RADIUS OF 50.00 FEET, A CHORD BEARING NORTH 61 DEGREES 57 MINUTES 58 SECONDS EAST, A CHORD LENGTH OF 44.00 FEET, AN ARC LENGTH OF 45.56 FEET; THENCE NORTH 88 DEGREES 04 MINUTES 06 SECONDS EAST, TANGENT TO THE LAST DESCRIBED COURSE, 161.60 FEET; THENCE SOUTHEASTERLY ALONG A CURVE, NON-TANGENT TO THE LAST DESCRIBED COURSE, CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 230.00 FEET, A CHORD BEARING SOUTH 29 DEGREES 18 MINUTES 55 SECONDS EAST, A CHORD LENGTH OF 125.35 FEET, AN ARC LENGTH OF 126.96 FEET TO A POINT OF COMPOUND CURVATURE; THENCE SOUTHERLY ALONG A CURVE, CONCAVE WESTERLY, NON-TANGENT TO THE LAST DESCRIBED COURSE, HAVING A RADIUS OF 1050.77 FEET, A CHORD BEARING SOUTH 03 DEGREES 02 MINUTES 46 SECONDS EAST, A CHORD LENGTH OF 427.89 FEET, AN ARC LENGTH OF 430.90 FEET; THENCE SOUTH 08 DEGREES 45 MINUTES 32 SECONDS WEST, NON-TANGENT TO THE LAST DESCRIBED COURSE, 72.02 FEET TO A POINT OF CURVATURE; THENCE SOUTHWESTERLY ALONG A CURVE, CONCAVE NORTHWESTERLY, NON-

TANGENT TO THE LAST DESCRIBED COURSE, HAVING A RADIUS OF 670.19 FEET, A CHORD BEARING SOUTH 33 DEGREES 16 MINUTES 46 SECONDS WEST, A CHORD LENGTH OF 557.49 FEET, AN ARC LENGTH OF 574.96 FEET; THENCE SOUTH 57 DEGREES 45 MINUTES 34 SECONDS WEST, NON-TANGENT TO THE LAST DESCRIBED COURSE, 101.54 FEET; THENCE SOUTHWESTERLY ALONG A CURVE, CONCAVE NORTHWESTERLY, NON-TANGENT TO THE LAST DESCRIBED COURSE, HAVING A RADIUS OF 2139.84 FEET, A CHORD BEARING SOUTH 59 DEGREES 07 MINUTES 47 SECONDS WEST, A CHORD LENGTH OF 105.50 FEET, AN ARC LENGTH OF 105.51 FEET TO THE POINT OF BEGINNING, IN DUPAGE COUNTY, ILLINOIS.