



**EXHIBIT "A"**  
**LEGAL DESCRIPTION OF SUBJECT PROPERTY**  
**LEGAL DESCRIPTION**

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THE PART OF THE EAST HALF OF SECTION 10, TOWNSHIP 38 NORTH, RANGE 8 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE INTERSECTION OF THE CENTER LINE OF SULLIVAN ROAD WITH THE CENTER LINE OF MITCHELL ROAD; THENCE SOUTH 3° 39' 58" WEST ALONG THE CENTER LINE OF MITCHELL ROAD, 40.14 FEET; THENCE SOUTH 3° 39' 58" WEST ALONG THE CENTER LINE OF MITCHELL ROAD, 186.48 FEET; THENCE SOUTH 4° 05' 29" WEST ALONG THE CENTER LINE OF MITCHELL ROAD, 386.26 FEET; THENCE SOUTH 89° 39' 18" WEST, 1135.27 FEET FOR THE POINT OF BEGINNING; THENCE NORTH 1° 08' 37" WEST, 554.65 FEET TO A POINT IN THE SOUTH LINE OF SULLIVAN ROAD; THENCE NORTH 88° 51' 23" EAST ALONG SAID SOUTH LINE 390.74 FEET; THENCE SOUTH 1° 08' 37" EAST, 560.10 FEET; THENCE SOUTH 89° 39' 18" WEST, 390.78 FEET, TO THE POINT OF BEGINNING, ALL IN THE CITY OF AURORA, KANE COUNTY, ILLINOIS. CONTAINING 5.00 ACRES.

15-10-401-058; 301 E. Sullivan Rd.

**LEGAL DESCRIPTION**

THE PART OF THE EAST HALF OF SECTION 10, TOWNSHIP 38 NORTH, RANGE 8 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE INTERSECTION OF THE CENTER LINE OF SULLIVAN ROAD WITH THE CENTER LINE OF MITCHELL ROAD; THENCE SOUTH 3° 39' 58" WEST ALONG THE CENTER LINE OF MITCHELL ROAD, 40.14 FEET; THENCE SOUTH 3° 39' 58" WEST ALONG THE CENTER LINE OF MITCHELL ROAD, 186.48 FEET; THENCE SOUTH 4° 05' 29" WEST ALONG THE CENTER LINE OF MITCHELL ROAD, 386.26 FEET; THENCE SOUTH 89° 39' 18" WEST, 1537.26 FEET FOR THE POINT OF BEGINNING; THENCE NORTH 0° 43' 57" WEST, 210.48 FEET; THENCE NORTH 2° 10' 00" EAST, 339.14 FEET TO THE POINT IN THE SOUTH LINE OF SULLIVAN ROAD; THENCE NORTH 88° 51' 23" EAST ALONG THE SOUTH LINE, 380.87 FEET; THENCE SOUTH 1° 08' 37" EAST, 554.65 FEET; THENCE SOUTH 89° 39' 18" WEST, 401.99 FEET TO THE POINT OF BEGINNING, ALL IN THE CITY OF AURORA, KANE COUNTY, ILLINOIS. CONTAINING 5.00 ACRES.

15-10-401-059; 301 E. Sullivan Rd. (part)

**LEGAL DESCRIPTION**

THE PART OF THE EAST HALF OF SECTION 10, TOWNSHIP 38 NORTH, RANGE 8 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE INTERSECTION OF THE CENTER LINE OF SULLIVAN ROAD WITH THE CENTER LINE OF MITCHELL ROAD; THENCE SOUTH 3° 39' 58" WEST ALONG THE CENTER LINE OF MITCHELL ROAD, 40.14 FEET; THENCE SOUTH 3° 39' 58" WEST ALONG THE CENTER LINE OF MITCHELL ROAD, 186.48 FEET; THENCE SOUTH 4° 05' 29" WEST ALONG THE CENTER LINE OF MITCHELL ROAD, 386.26 FEET; THENCE SOUTH 89° 39' 18" WEST, 622.43 FEET FOR THE POINT OF BEGINNING; THENCE SOUTH 0° 20' 42" EAST, 384.18 FEET; THENCE SOUTH 89° 37' 22" WEST, 912.43 FEET TO THE EAST LINE OF THE COMMONWEALTH EDISON COMPANY RIGHT OF WAY; THENCE NORTH 0° 43' 57" WEST ALONG SAID EAST LINE OF THE COMMONWEALTH EDISON COMPANY RIGHT OF WAY, 384.98 FEET; THENCE NORTH 89° 39' 18" EAST, 914.83 FEET TO THE POINT OF BEGINNING, IN KANE COUNTY, ILLINOIS, CONTAINING 351,306.00 SQ. FT. OR 8.065 ACRES.

15-10-401-073; 307 E. Sullivan Rd.

## LEGAL DESCRIPTION

THE PART OF THE EAST HALF OF SECTION 10, TOWNSHIP 38 NORTH, RANGE 8 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE INTERSECTION OF THE CENTER LINE OF SULLIVAN ROAD WITH THE CENTER LINE OF MITCHELL ROAD; THENCE SOUTH 3° 39' 58" WEST ALONG THE CENTER LINE OF MITCHELL ROAD, 40.14 FEET; THENCE SOUTH 3° 39' 58" WEST ALONG THE CENTER LINE OF MITCHELL ROAD, 186.48 FEET; THENCE SOUTH 4° 05' 29" WEST ALONG THE CENTER LINE OF MITCHELL ROAD, 386.26 FEET; THENCE SOUTH 89° 39' 18" WEST, 622.43 FEET FOR THE POINT OF BEGINNING; THENCE SOUTH 0° 20' 42" EAST, 384.18 FEET; THENCE NORTH 89° 37' 22" EAST TO THE CENTER LINE OF MITCHELL ROAD, 592.65 FEET; THENCE SOUTH 4° 05' 29" WEST ALONG THE CENTER LINE OF MITCHELL ROAD, 66.20 FEET; THENCE SOUTH 89° 37' 22" WEST, 605.47 FEET; THENCE SOUTH 4° 07' 56" WEST, 435.06 FEET; THENCE SOUTH 90° 00' 00" WEST 576.80 FEET; THENCE NORTH 0° 16' 51" EAST, 34.46 FEET; THENCE NORTH 89° 58' 52" WEST, 280.81 FEET; THENCE NORTH 0° 43' 57" WEST, 844.22 FEET; THENCE NORTH 89° 39' 18" EAST, 914.83 FEET TO THE POINT OF BEGINNING, CONTAINING 18.783 ACRES, IN THE CITY OF AURORA, IN KANE COUNTY, ILLINOIS;

EXCEPTING THEREFROM THE FOLLOWING DESCRIBED PROPERTIES;

THE PART OF THE EAST HALF OF SECTION 10, TOWNSHIP 38 NORTH, RANGE 8 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE INTERSECTION OF THE CENTER LINE OF SULLIVAN ROAD WITH THE CENTER LINE OF MITCHELL ROAD; THENCE SOUTH 3° 39' 58" WEST ALONG THE CENTER LINE OF MITCHELL ROAD, 40.14 FEET; THENCE SOUTH 3° 39' 58" WEST ALONG THE CENTER LINE OF MITCHELL ROAD, 186.48 FEET; THENCE SOUTH 4° 05' 29" WEST ALONG THE CENTER LINE OF MITCHELL ROAD, 386.26 FEET; THENCE SOUTH 89° 39' 18" WEST, 622.43 FEET FOR THE POINT OF BEGINNING; THENCE SOUTH 0° 20' 42" EAST, 384.18 FEET; THENCE SOUTH 89° 37' 22" WEST, 912.43 FEET TO THE EAST LINE OF THE COMMONWEALTH EDISON COMPANY RIGHT OF WAY; THENCE NORTH 0° 43' 57" WEST ALONG SAID EAST LINE OF THE COMMONWEALTH EDISON COMPANY RIGHT OF WAY, 384.98 FEET; THENCE NORTH 89° 39' 18" EAST, 914.83 FEET TO THE POINT OF BEGINNING, IN KANE COUNTY, ILLINOIS, CONTAINING 351,306.00S SQ. FT. OR 8.065 ACRES.

AND

THAT PART OF THE SOUTHEAST QUARTER OF SECTION 10, TOWNSHIP 38 NORTH RANGE 8 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE INTERSECTION OF THE CENTERLINE OF SULLIVAN ROAD WITH THE CENTER LINE OF MITCHELL ROAD; THENCE SOUTH 3 DEGREES 39 MINUTES 58 SECONDS WEST ALONG THE CENTER LINE OF MITCHELL ROAD, 40.14 FEET; THENCE SOUTH 3 DEGREES 39 MINUTES 58 SECONDS WEST ALONG THE CENTER LINE OF MITCHELL ROAD, 186.48 FEET; THENCE SOUTH 4 DEGREES 05 MINUTES 29 SECONDS WEST ALONG THE CENTER LINE OF MITCHELL ROAD, 837.48 FEET FOR THE POINT OF BEGINNING; THENCE SOUTH 89 DEGREES 37 MINUTES 22 SECONDS WEST, 40.11 FEET, TO THE WESTERLY RIGHT OF WAY LINE OF SAID MITCHELL ROAD; THENCE NORTH 4 DEGREES 05 MINUTES 29 SECONDS EAST, ALONG WESTERLY RIGHT OF WAY LINE, 66.20 FEET; THENCE NORTH 89 DEGREES 37 MINUTES 22 SECONDS EAST, 40.11 FEET, TO CENTER LINE OF MITCHELL ROAD, THENCE SOUTH 4 DEGREES 05 MINUTES 29 SECONDS, ALONG THE CENTER LINE OF MITCHELL ROAD, 66.20 FEET, TO THE POINT OF BEGINNING, IN THE CITY OF AURORA, KANE COUNTY, ILLINOIS.

15-10-401-075; 309 E. Sullivan Rd.

## LEGAL DESCRIPTION

THAT PART OF THE SOUTHEAST QUARTER SECTION 10, TOWNSHIP 38 NORTH, RANGE 8 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE INTERSECTION OF THE CENTER LINE OF SULLIVAN ROAD WITH THE CENTER LINE OF MITCHELL ROAD; THENCE SOUTH 3 DEGREES, 39MINUTES, 58 SECONDS WEST ALONG THE CENTER LINE OF MITCHELL ROAD,40.14 FEET; THENCE SOUTH 3 DEGREES, 39 MINUTES, 58 SECONDS WEST ALONG THE CENTER LINE OF MITCHELL ROAD, 186.48 FEET; THENCE SOUTH 4 DEGREES, 05 MINUTES, 29 SECONDS WEST ALONG THE

CENTER LINE OF MITCHELL ROAD 837.46 FEET FOR THE POINT OF BEGINNING; THENCE SOUTH 4 DEGREES, 05 MINUTES, 29 SECONDS WEST ALONG SAID CENTER LINE, 319.04 FEET; THENCE WEST, 384.00 FEET; THENCE SOUTH 4 DEGREES, 05 MINUTES, 29 SECONDS WEST, 120.00 FEET TO THE SOUTH LINE OF PREMISES CONVEYED TO TRINITY BAPTIST CHAPEL BY WARRANTY DEED RECORDED AUGUST 13, 1969 AS DOCUMENT 1146861; THENCE WEST ALONG SAID SOUTH LINE AND THE WESTERLY EXTENSION THEROF, 221.47 FEET; THENCE NORTH 4 DEGREES, 07 MINUTES, 56 SECONDS EAST, 435.06 FEET; THENCE NORTH 89 DEGREES, 37 MINUTES, 22 SECONDS EAST, 605.47 FEET TO THE POINT OF BEGINNING, ALL IN THE CITY OF AURORA, KANE COUNTY, ILLINOIS.

EXCEPTING THEREFROM THE FOLLOWING DESCRIBED PROPERTIES;

THAT PART OF THE SOUTHEAST QUARTER OF SECTION 10, TOWNSHIP 38 NORTH RANGE 8 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE INTERSECTION OF THE CENTERLINE OF SULLIVAN ROAD WITH THE CENTER LINE OF MITCHELL ROAD; THENCE SOUTH 3 DEGREES 39 MINUTES 58 SECONDS WEST ALONG THE CENTER LINE OF MITCHELL ROAD, 40.14 FEET; THENCE SOUTH 3 DEGREES 39 MINUTES 58 SECONDS WEST ALONG THE CENTER LINE OF MITCHELL ROAD, 186.48 FEET; THENCE SOUTH 4 DEGREES 05 MINUTES 29 SECONDS WEST ALONG THE CENTER LINE OF MITCHELL ROAD, 837.48 FEET FOR THE POINT OF BEGINNING; THENCE SOUTH 4 DEGREES 05 MINUTES 29 SECONDS ALONG THE CENTER LINE OF MITCHELL ROAD, 318.89 FEET; THENCE SOUTH 89 DEGREES 49 MINUTES 31 SECONDS WEST, 40.09 FEET; THENCE NORTH 4 DEGREES 05 MINUTE3S 29 SECONDS EAST PARALLEL TO THE CENTER LINE OF MITCHELL ROAD, 318.64 FEET; THENCE SOUTH 89 DEGREES 46 MINUTES 54 SECONDS EAST, 40.11 FEET TO THE POINT OF BEGINNING, IN THE CITY OF AURORA, KANE COUNTY, ILLINOIS.

TRACT CONTAINS: 12733 SQ. FT. OR 0.292 ACRES MORE OR LESS

15-10-401-036 Vacant Lot

15-10-401-079 1400 Mitchell Rd.