

_____, 20_____

(Listing Brokerage)

Dear _____, (Listing Broker)

On behalf of my client, _____ (Tenant),
I, _____, (Tenant's Broker) am pleased to present to
you the following Letter of Intent ("LOI") for the above mentioned property. The following summarizes the
basic nonbinding terms and conditions upon which Tenant would be interested in entering a lease:

Disclaimer: The suggested terms and conditions herein are intended to serve as a proposed basis for the
preparation of a lease agreement. It is expressly understood that the terms and conditions are
not all inclusive but merely an outline of some of the basic business terms to be incorporated
into a first draft of lease. It is further expressed that neither Tenant nor Landlord will be under
a legally binding obligation to the other until a lease agreement, acceptable to both parties, has
been prepared, negotiated and executed. If the terms and conditions are acceptable to
Landlord, please have their representative sign below. Landlord will then prepare a lease
agreement for Tenant's review and approval within ten (10) business days after the date of
execution of this Letter of Intent.

PROPOSED TENANT: _____

PROPOSED LANDLORD LEGAL NAME/ENTITY: _____

LEASED PREMISES: _____, Suite _____
_____, Illinois

(Description, if Necessary)

SQUARE FOOTAGE: Approximately _____ Rentable Square Feet

LEASE COMMENCEMENT DATE: _____, 20_____
(Insert Date Lease Starts - Typically Start of Rent)

TENANT'S OCCUPANCY DATE: _____, 20_____
(Insert Date Landlord to Complete Work)