

**IN THE UNITED STATES BANKRUPTCY COURT
FOR THE NORTHERN DISTRICT OF ILLINOIS
EASTERN DIVISION**

In re:)	Chapter 11
)	
ST. MARGARET'S HEALTH - PERU)	Case No. 23-11641
and ST. MARGARET'S HEALTH -)	(Jointly Administered)
SPRING VALLEY,)	
)	Honorable David D. Cleary
Debtors.)	
)	

**NOTICE OF CONTINUED HEARING ON THE SALE OF
CERTAIN ASSETS OF THE DEBTORS' ESTATES FREE AND CLEAR
OF INTERESTS AND FOR OTHER RELIEF**

TO: NON-DEBTOR PARTIES UNDER THOSE REAL PROPERTY LEASES OR LICENSES AND RIGHT OF FIRST REFUSAL IDENTIFIED ON EXHIBIT A ATTACHED HERETO, AND OTHER PARTIES IN INTEREST

PLEASE TAKE NOTICE that on September 13, 2023, St. Margaret's Health-Peru ("SMH-P") and St. Margaret's Health-Spring Valley ("SMH-SV"), both Illinois not-for-profit corporations, debtors and debtors in possession (collectively, the "**Debtors**"), filed a motion with the United States Bankruptcy Court for the Northern District of Illinois, Eastern Division (the "**Bankruptcy Court**") in the above-captioned chapter 11 cases (the "**Chapter 11 Cases**"), requesting the entry of an order: (a) authorizing and approving a private sale of all or substantially all of the assets of SMH-P and certain assets of SMH-SV (collectively, the "**Sale Assets**") to OSF Healthcare System, Mendota Community Hospital and Ottawa Regional Hospital (collectively, "**OSF**"), free and clear of liens, claims, encumbrances and interests (collectively, the "**Interests**"); (b) scheduling a sale hearing on notice to all creditors; (c) authorizing the assumption and assignment of executory contracts and unexpired leases; and (d) approving the form and manner of notice of sale hearing and proposed assumption and assignment [Docket No. 46] (the "**Sale Motion**").

PLEASE TAKE FURTHER NOTICE that on October 25, 2023, the Bankruptcy Court entered a final order approving the sale of the Sale Assets to OSF free and clear of all Interests, except for certain "**Reserved Interests**" as therein defined (the "**Approval Order**").

PLEASE TAKE FURTHER NOTICE that among the Reserved Interests are the real property leases and licenses and right of first refusal identified on Exhibit A attached hereto (the "**Reserved Leases/ROFR**"). On **November 15, 2023, at 10:30 a.m. (Central Time)** in **Room 644, 219 Dearborn Street, Chicago, Illinois**, the Bankruptcy Court shall conduct a further hearing (the "**Continued Sale Hearing**") to consider the sale of the Sale Assets to OSF free and clear of the Reserved Interests, including any Interests of the non-Debtor parties to the Reserved

Leases/ROFR. The Continued Sale Hearing may be adjourned or rescheduled without notice by an announcement of the adjourned date at such hearing.

PLEASE TAKE FURTHER NOTICE that all objections to the sale of the Sale Assets to OSF free and clear of the Reserved Interests must be raised at or before the Continued Sale Hearing. If you intend to object to the sale of the Sale Assets free and clear of the Reserved Interests, you must appear at the Continued Sale Hearing in person.

Complete copies of the Sale Motion, the OSF asset purchase agreement, and the Approval Order may be obtained at <https://dm.epiq11.com/case/stmargarets/info> or by written request to the Debtors' counsel below. Additional information concerning the Sale Assets also may be obtained by written request to the Debtors' counsel.

Dated: October 25, 2023

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Counsel to the Debtors

Exhibit A

<u>Location</u>	<u>Lessee</u>	<u>Lessor</u>
MOB Building A - 920 West Street, Peru, IL		
Suite 111	Joel S. Leifheit, M.D.	Illinois Valley Community Hospital (n/k/a St. Margaret's Health – Peru)
Suite 112	Illinois Urologic Health Surgeons	Illinois Valley Community Hospital (n/k/a St. Margaret's Health – Peru)
Suite 118	Illinois Surgical Associates, SC	Illinois Valley Community Hospital (n/k/a St. Margaret's Health – Peru)
Suite 212	Cardiac Thoracic & Endovascular Therapies, S.C.	Illinois Valley Community Hospital (n/k/a St. Margaret's Health – Peru)
Suite 212	Elie C. Daniel, D.P.M.	Illinois Valley Community Hospital (n/k/a St. Margaret's Health – Peru)
Suite 212	Renal Care Associates, S.C.	Illinois Valley Community Hospital (n/k/a St. Margaret's Health – Peru)
Suite 212	Illinois Specialty Physical Services At OSF, LLC, d/b/a Illinois Lung and Critical Care Institute	Illinois Valley Community Hospital (n/k/a St. Margaret's Health – Peru)
Suite 212 (Device Clinic)	HeartCare Midwest, S.C. (n/k/a OSF Cardiovascular Institute)	Illinois Valley Community Hospital (n/k/a St. Margaret's Health – Peru)
Suite 216	Dermatology & Mohs Surgery Institute Ltd	Illinois Valley Community Hospital (n/k/a St. Margaret's Health – Peru)
Hospital Building - 925 West Street, Peru, IL		
1st Floor	HeartCare Midwest, S.C. (n/k/a OSF Cardiovascular Institute)	Illinois Valley Community Hospital (n/k/a St. Margaret's Health – Peru)

1310 Maple Drive, Peru, Illinois	Associated Gastroenterology Consultants, S.C. (n/k/a Associated Gastroenterology Consultants, Inc.)	St. Margaret's Health - Peru
PARKING LOT LEASE	Illinois Valley Community Hospital (n/k/a St. Margaret's Health – Peru)	First Congregational Church, United Church of Christ of Peru

First Right of Refusal in favor of St. Mary's Roman Catholic Congregation of Peru, Illinois dated September 8, 2004 and recorded on September 15, 2004 with the LaSalle County Recorder as document number 2004-25189