

Prepared by and return to:  
Timothy E. Flemming, P-12-03  
203 E. Main Street  
Spartanburg, SC 29319

Parcel No: 08-08-123-013-0000



**SATISFACTION OF MORTGAGE  
AND RELEASE OF SECURITY DOCUMENTS**

**THIS SATISFACTION OF MORTGAGE AND RELEASE OF SECURITY DOCUMENTS** ("Satisfaction") is made as of June 1, 2000, by and between DENNY'S REALTY, INC., and DENNY'S INC., parties of the first part, and STATE STREET BANK AND TRUST COMPANY, as Trustee, as party of the second part.

**WITNESSETH:**

**WHEREAS**, the parties of the first part, to secure the payment of \$160,000,000.00 and interest, as evidenced by a note fully described in the below mentioned mortgage, did by Indenture of Mortgage, Deed of Trust, Security Agreement, Financing Statement, Fixture Filing, and Assignment of Leases and Rents (the "Mortgage") dated July 12, 1990 recorded as Document 90369357, on July 31, 1990, in the Recorder's Office of Cook County, Illinois, convey to the party of the second part, as Secured Party, Beneficiary and Mortgagee certain real estate located at 2905 Algonquin Road, Rolling Meadows, Illinois 60008, and described in Exhibit A attached hereto and by this reference made a part hereof (the "Property").

**WHEREAS**, as further security for the mortgage debt, party of the first part also delivered to party of the second part that certain Collateral Assignment of Lease, Rents and Revenues with respect to the Property, dated July 12, 1990, which was recorded contemporaneously with the mortgage (the mortgage and assignment are collectively referred to as the "Documents").

**WHEREAS**, the note secured by the Mortgage is now paid and the party of the first part has requested that the Property be now released unto them and the party of the second part as holder of the note secured by the Mortgage is willing that such be done and consents to this release.

S-Y  
P-7  
M-Y

**NOW, THEREFORE, WITNESSETH:**

That for and in consideration of the premises and the sum of Five Dollars (\$5.00), cash in hand paid, the party of the second hereby releases unto the party of the first part all of the claim of the party of the second part under and by virtue of the Mortgage or Documents in and to the Property.

**IN WITNESS WHEREOF**, the party of the first part and the party of the second part, have hereunto set their hands, in multiple counterparts, as of the day and year first above written:

DENNY'S REALTY, INC., a Delaware corporation

By: Timothy E. Flemming  
Timothy E. Flemming, Vice President

DENNY'S, INC., a California corporation

By: Timothy E. Flemming  
Timothy E. Flemming, Vice President

STATE STREET BANK AND TRUST COMPANY, TRUSTEE  
a Massachusetts corporation

By: [Signature]

Its: VICE PRESIDENT

DENNY'S REALTY, INC.

CORPORATE ACKNOWLEDGMENT  
(For use in all states except LA)

STATE OF SOUTH CAROLINA        )  
   ) SS  
COUNTY OF SPARTANBURG        )

On February 7, 2002, before me, the undersigned officer, personally appeared Timothy E. Flemming (residing at 101 Dug Hill Road, Landrum, South Carolina 29356), personally known and acknowledged himself to me to be the Vice President of Denny's Realty, Inc., a Delaware corporation, and that as such officer being duly authorized to do so pursuant to its bylaws or a resolution of its board of directors, executed and acknowledged the foregoing instrument for the purposes therein contained, by signing the name of the Corporation by himself as such officer as his free and voluntary act and deed and the free and voluntary act and deed of said Corporation.

IN WITNESS WHEREOF, I hereunder set my hand and official seal .

Patricia A. Dean  
Patricia A. Dean, Notary Public



NOTARY SEAL

My Commission expires July 31, 2010



CORPORATE ACKNOWLEDGMENT  
(For use in all states except LA)

STATE OF MASSACHUSETTS )  
 ) SS  
COUNTY OF SUFFOLK )

On JAN 31, 2002, before me, the undersigned officer, personally appeared PATRICK E. MORGAN (residing at MANASSA MA) personally known and acknowledged himself/herself to me to be the VICE PRESIDENT of State Street Bank and Trust Company and that as such officer being duly authorized to do so pursuant to its bylaws or a resolution of its board of directors, executed and acknowledged the foregoing instrument for the purposes therein contained, by signing the name of the Corporation by himself/herself as such officer as his/her free and voluntary act and deed and the free and voluntary act and deed of said Corporation.

IN WITNESS WHEREOF, hereunder set my hand and official seal .

*Beverly Ann Burack*

Notary Public

Print Name: Beverly Ann Burack

NOTARY SEAL

My Commission expires 4/10/2004

EXHIBIT A

Property of Cook County Clerk's Office

UNOFFICIAL COPY 0020313844

APPLICABLE GENERAL EXCEPTIONS AND SCHEDULE B EXCEPTIONS (1) AND (2) APPEAR ON THE INSIDE OF THIS COMMITMENT JACKET

## SCHEDULE A

Number	Effective Date	Refer Inquiries To
63-06-499	JULY 31, 1974	UNIT C

1. Owners Policy to be issued: ALTA FORM B Amount: \$160,000.00

## Proposed Insured:

THE NAMES OF THE PROPOSED INSURED UNDER THE OWNER'S POLICY SHOULD BE FURNISHED IN ORDER THAT THIS COMMITMENT MAY BECOME EFFECTIVE.

Loan Policy to be issued: NONE Amount: -----

## Proposed Insured:

2. The estate or interest in the land described or referred to in this Commitment and covered herein is a fee simple and title thereto is at the effective date hereof vested in:

DENNY'S INC., A CALIFORNIA CORPORATION

3. The mortgage covered by this Commitment is described as follows:

NONE

4. The land referred to in this Commitment is described as follows:

LOT 7, EXCEPT THE EAST 132.00 FEET THEREOF, MEASURED AT RIGHT ANGLES TO THE EAST LINE THEREOF IN ROLLING MEADOWS INDUSTRIAL CENTER UNIT 2, BEING A SUBDIVISION IN THE WEST HALF OF SECTION 8, TOWNSHIP 41 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.