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THIS INSTRUMENT WAS PREPARED BY
AND MAIL AFTER RECORDING TO:

Doc#: 0410442273
Eugene "Gene" Moore Fee: \$30.00
Cook County Recorder of Deeds
Date: 04/13/2004 12:20 PM Pg: 1 of 4

Brian Ira Tanenbaum
56 S. Grove Avenue
Elgin, Illinois 60120

RELEASE OF LEASEHOLD MORTGAGE SECURITY AGREEMENT AND FIXTURE FILING

KNOW ALL MEN BY THESE PRESENTS, that Tantallon Lenders, L.L.C., an Illinois limited liability company, having its principal office at 555 Skokie Blvd., Suite 555, Northbrook, Illinois 60062 ("Mortgagee"), for and in consideration of the payment of the indebtedness secured by the Mortgage, as hereinafter defined, and the cancellation of the note thereby secured, and of the sum of One Dollar (\$1.00), the receipt whereof is hereby acknowledged, does hereby REMISE, RELEASE, CONVEY, and QUIT CLAIM unto Autoserve, Inc., an Illinois corporation, having an address of 803 West Golf Road, Schaumburg, Illinois 60194, all the right, title, interest, claim or demand whatsoever Mortgagee may have acquired in, through or by a certain Leasehold Mortgage Security Agreement and Fixture Filing (the "Mortgage"), dated the 30th day of July, 1999, and recorded in the Recorder's Office of Cook County, Illinois, as Document No. 99761525, to the premises situated in Cook County, Illinois, described on Exhibit A attached hereto and made a part hereof, together with all the appurtenances and privileges thereunto belonging or appertaining.

Address of Premises: 810 West 31st Street, Chicago, Illinois
Recording Number for Assignment: 0021161105

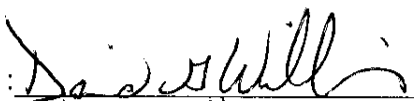
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IN WITNESS WHEREOF, this Satisfaction of Mortgage is executed this 24th
day of March, 2004.

Tantallon Lenders, L.L.C.,
an Illinois limited liability company

By: 
Name: DAVID G WILLIAMS
Its: AUTHORIZED OFFICER

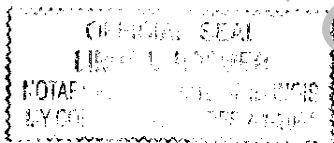
Property of Cook County Clerk's Office

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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, LINDA L. ROEMER, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that DAVID E. WILLIAMS personally known to me to be the AUTHORIZED OFFICER of TANTALLON LENDERS, L.L.C, an Illinois limited liability company, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such OFFICER, he signed and delivered the said instrument, pursuant to authority given by such national banking association, as his free and voluntary act, and as the free and voluntary act of said national banking association, for the uses and purposes therein set forth.

GIVEN under my hand and seal this 24th day of March, 2004.



Linda L. Roemer
NOTARY PUBLIC

Commission Expires 7-1-2004

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EXHIBIT A

Legal Description

Autoserve, Inc. #100015814

Legal Description:

LOTS 10, 11, 12, 13, IN BLOCK 4 IN MARY HUBBARD'S SUBDIVISION OF LOTS 18 TO 36 INCLUSIVE AND OF LOTS 70 TO 73 INCLUSIVE IN BLOCK 4 OF HUBBARD'S SUBDIVISION OF COMMISSIONER'S DIVISION OF LOT 14 IN BLOCK 24 OF CANAL TRUSTEES SUBDIVISION OF THE SOUTH 1/2 OF SECTION 29, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Tax No. 17-29-427-026 Vol. No.: 518 (Affects Lot 10)

Tax No. 17-29-427-027 Vol. No.: 518 (Affects Lot 11)

Tax No. 17-29-427-028 Vol. No.: 518 (Affects Lot 12 & 13)