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THIS INSTRUMENT PREPARED BY,
AND WHEN RECORDED MAIL TO:

PIRCHER, NICHOLS & MEEKS
900 N. Michigan Avenue
Suite 1050
Chicago, Illinois 60611
Attn: John M. Valentine, Esq.



Doc#: 1012531020 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 05/05/2010 10:55 AM Pg: 1 of 3

SPACE ABOVE THIS LINE RESERVED FOR RECORDER'S USE

RELEASE OF MORTGAGE

THIS RELEASE OF MORTGAGE (this "Release") is made as of the 9th day of April, 2010, by **SFT I, Inc.**, a Delaware corporation ("Lender"), for the benefit of **CHI 3, LLC**, a Delaware limited liability company ("Borrower").

WHEREAS, Lender and Borrower entered into the Mortgage (as defined below) and the Assignment (as defined below) on February 2, 2007.

WHEREAS, Borrower is released of its obligations under the Mortgage and Assignment and Lender is providing this Release as evidence of such release.

NOW THEREFORE, for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the parties hereto agree as follows:

Lender does hereby remise, convey, release and quit claim to Borrower all the right, title, interest, claim or demand whatsoever that Lender may have acquired through or by the following:

- (i) Mortgage, Assignment of Leases and Rents, Security Agreement and Fixture Filing from CHI 3, LLC, a Delaware limited liability company, to SFT I, Inc., a Delaware corporation, to secure an indebtedness of \$110,000,000, dated as of February 2, 2007, and recorded February 7, 2007, as Document Number 0703841128 (the "Mortgage"), in Cook County, Illinois;
- (ii) Assignment of Leases and Rents made by CHI 3, LLC, a Delaware limited liability company, to SFT I, Inc., a Delaware corporation, dated as of February 2, 2007, and recorded February 7, 2007, as Document No. 0703841129 (the "Assignment"), in Cook County, Illinois; and

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(iii) UCC Financing Statement, naming Borrower as debtor and Lender as secured party, recorded February 7, 2007, as Document No. 0703841130, in Cook County, Illinois;

in and to certain real property situated in Elk Grove Village, County of Cook, State of Illinois, to wit:

See Exhibit A attached hereto.

IN WITNESS WHEREOF, the undersigned has executed this Release as of the date first written above.

LENDER:

SFT I, Inc., a Delaware corporation

By: *Samantha Garbus*

Name: Samantha Garbus

Its: Senior Vice President

STATE OF NEW YORK)
)
COUNTY OF NEW YORK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Samantha Garbus, as Senior Vice President of SFT I, Inc., a Delaware corporation, personally known to me or proved to me on the basis of satisfactory evidence to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that she signed and delivered said instrument as her free and voluntary act, and as a free and voluntary act of said company, for the uses and purposes therein set forth.

Given under my hand and Notarial seal this 9th day of April, 2010.

[Signature]
Print Name: _____

Commission Expiration: _____
DIANE BUGLEWICZ
Notary Public, State of New York
No. 01816079163
Qualified in New York County
Commission Expires August 12, 2010

(Seal)

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Exhibit A

Legal Description of Property

LOT 17 (EXCEPT THE EAST 1300 FEET AS MEASURED AT RIGHT ANGLES TO THE EAST LINE THEREOF) IN CENTEX INDUSTRIAL PARK UNIT 3, BEING A SUBDIVISION OF SECTION 35, TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number: 08-35-104-034-0000

Property Address: 1905-1945 Lunt Avenue, Elk Grove Village, Illinois 60007

Property of Cook County Clerk's Office