

# UNOFFICIAL COPY

## RELEASE DEED OF MECHANICS LIEN



Doc#: 1102122043 Fee: \$30.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 01/21/2011 10:56 AM Pg: 1 of 4

Above Space for Recorder's Use Only

THE GRANTOR, **Mayer, Jeffers Gillespie Architects**, of the City of Chicago, County of Cook, State of Illinois, for the consideration of Ten and No/100 (\$10.00) DOLLARS and other good and valuable considerations in hand paid, **Does hereby Remise, Convey, Release and Quit Claim** to

As to Premises One (premises defined below)

**Ten East Delaware, LLC**, owner, **Talbott Associates, L.P., d/b/a The Talbott Hotel**, owner, **Ten East Delaware Condominium Association**, owner, **Bice Café, LLC, d/b/a Bice Restaurant Group ("Bice")**, tenant;

As to Premises Two (premises defined below)

**Talbott Associates, L.P., d/b/a The Talbott Hotel**, tenant, **Park National Bank**, as Successor Trustee to **Cosmopolitan Bank and Trust**, Successor Trustee to **Cosmopolitan National Bank of Chicago**, as Trustee under a Trust dated **January 16, 1985, no. 27362 (the "Trust")**, owner, **Bice Café, LLC, d/b/a Bice Restaurant Group ("Bice")**, sub-tenant, **Inland Bank and Trust**, mortgagee, **Laureanna L. Kromelow**, mortgagee, **AmeriMark Bank**, mortgagee,

and any other person claiming an interest in the real estate, more fully described below, through, or under the aforementioned Owners, all the right, title, interest, claim or demand whatsoever they may have acquired in , through of by a certain Original Contractors claim for Lein dated December 20, 2010, and recorded in the office of the Recorder's office in Cook County Illinois on December 22, 2010 as Document No. 1035629044 to the following described parcels of Real Estate, the real estate situated in Cook County, Illinois, commonly known as:

10 E. Delaware Street, Chicago, Illinois 60601:

PARCEL  
SEE "EXHIBIT A"

PIN Nos.: 17-03-209-010-0000 and 17-03-209-021-0000

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20 E. Delaware Street, Chicago, Illinois 60601:

**PARCEL:**

Lots 1, 2 and 3 in Naper's Resubdivision of Lots 2, 3, 4 and 5 in Superior Court Partition of the East two-third (2/3) of Block 12 in the subdivision of the Commissioners of the Illinois and Michigan Canal of the South Fractional quarter (1/4) of Section 3, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

PIN No. 17-03-209-012-0000

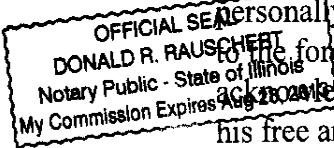
Dated this 20th day of JANUARY, 2011.

**Mayer, Jeffers Gillespie Architects**

By: *Douglas Gillespie*  
**Douglas Gillespie, Partner**

**FOR THE PROTECTION OF THE OWNER,  
THIS RELEASE SHALL BE FILED WITH  
THE RECORDER OF DEEDS IN WHOSE  
OFFICE THE LIEN WAS FILED**

State of Illinois, County of Cook ss, I, the undersigned, a Notary Public  
In and for said County, in the State aforesaid, DO HEREBY CERTIFY  
that **Douglas Gillespie, Partner of Mayer, Jeffers Gillespie Architects,**  
personally known to me to be the same person whose names is subscribed  
to the foregoing instrument, appeared before me this day in person, and  
acknowledged that he signed, sealed and delivered the said instrument as  
his free and voluntary act, for the uses and purposes therein set forth.



Given under my hand and official seal, this 20th day of JANUARY, 2011.

Commission expires Aug 25, 2011, *Donald Rauschert*  
NOTARY PUBLIC

This instrument was prepared by:  
Rauschert & Rauschert, 1025 W. Webster Avenue, Chicago, Illinois 60614

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## EXHIBIT A

### LEGAL DESCRIPTION OF PREMISES

#### PARCEL 1:

THAT PART OF THE FOLLOWING DESCRIBED PROPERTY ALL TAKEN AS A TRACT; THAT PART OF THE SOUTH HALF OF THE WEST THIRD OF BLOCK 12 IN CANAL TRUSTEES' SUBDIVISION OF THE SOUTH FRACTIONAL QUARTER OF SECTION 3, AND THAT PART OF LOT 6 IN THE SUPERIOR COURT PARTITION OF THE EAST TWO THIRDS OF BLOCK 12 IN THE CANAL TRUSTEES' SUBDIVISION AFORESAID, ALL IN TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF BLOCK 12 AFORESAID; THENCE NORTH 00 DEGREES, 15 MINUTES, 31 SECONDS EAST, ALONG THE WEST LINE OF SAID BLOCK 12, A DISTANCE OF 88.67 FEET, SAID POINT BEING 127.41 FEET (AS MEASURED ALONG SAID WEST LINE) SOUTH OF THE NORTHWEST CORNER OF BLOCK 12 AFORESAID; THENCE SOUTH 90 DEGREES, 00 MINUTES, 00 SECONDS EAST, 102.45 FEET TO A POINT, SAID POINT BEING 88.82 FEET (AS MEASURED PERPENDICULARLY) NORTH OF THE SOUTH LINE OF BLOCK 12 AFORESAID; THENCE NORTH 72 DEGREES, 42 MINUTES, 44 SECONDS EAST, ALONG A LINE HEREINAFTER REFERRED TO "LINE A", 36.95 FEET TO THE MOST EASTERLY NORTHEAST CORNER OF LOT 6 AFORESAID; THENCE SOUTH 00 DEGREES, 19 MINUTES, 51 SECONDS WEST, ALONG THE EAST LINE OF LOT 6 AFORESAID, 99.85 FEET TO ITS SOUTHEAST CORNER THEREOF; THENCE NORTH 89 DEGREES, 54 MINUTES, 49 SECONDS WEST, ALONG THE SOUTH LINE OF BLOCK 12 AFORESAID TO THE POINT OF BEGINNING OF SAID TRACT OF LAND:

THAT PART LYING ABOVE AN ELEVATION OF 14.00 FEET CITY OF CHICAGO DATUM, BEING THE TOP OF THE CONCRETE FLOOR AND BELOW THE BOTTOM OF THE CONCRETE CEILING BEING A SLOPED SURFACE WITH AN ELEVATION AT THE SOUTHWEST CORNER OF THE FOLLOWING DESCRIPTION OF 31.73 FEET, AN ELEVATION OF 28.67 FEET AT THE NORTHWEST CORNER OF THE FOLLOWING DESCRIPTION, AN ELEVATION OF 28.26 FEET AT THE NORTHEAST CORNER OF THE FOLLOWING DESCRIPTION AND 30.62 FEET AT THE SOUTHEAST CORNER OF THE FOLLOWING DESCRIPTION, ALL ON CITY OF CHICAGO DATUM, BOUNDED AND DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID TRACT; THENCE NORTH 89 DEGREES, 54 MINUTES, 49 SECONDS WEST, ALONG THE SOUTH LINE OF SAID TRACT, 2.24 FEET; THENCE NORTH 00 DEGREES, 05 MINUTES, 11 SECONDS EAST, 2.53 FEET TO THE INTERIOR CORNER OF THE WALLS AND THE POINT OF BEGINNING; THENCE FOLLOWING THE INTERIOR FACES OF THE WALLS THE FOLLOWING COURSES AND DISTANCES: NORTH 89 DEGREES, 56 MINUTES, 28 SECONDS WEST 10.00 FEET, NORTH 00 DEGREES, 03 MINUTES, 32 SECONDS EAST 1.00 FEET, NORTH 89 DEGREES, 56 MINUTES, 28 SECONDS WEST 3.00 FEET, SOUTH 00 DEGREES, 03 MINUTES, 32 SECONDS WEST 2.00 FEET, NORTH 89 DEGREES, 56 MINUTES, 28 SECONDS WEST 11.60 FEET, NORTH 00 DEGREES, 03 MINUTES, 32 SECONDS EAST 1.50 FEET, NORTH 89 DEGREES, 56 MINUTES, 28 SECONDS WEST 5.82 FEET, SOUTH 00 DEGREES, 03 MINUTES, 12 SECONDS WEST 1.50 FEET, NORTH 89 DEGREES, 56 MINUTES, 28 SECONDS WEST 9.00 FEET, NORTH 00 DEGREES, 03 MINUTES, 32 SECONDS EAST 1.50 FEET, NORTH 89 DEGREES, 56 MINUTES, 28 SECONDS WEST 5.28 FEET, NORTH 00 DEGREES, 37 MINUTES, 05 SECONDS WEST 13.70 FEET, NORTH 89 DEGREES, 22 MINUTES, 55 SECONDS EAST 3.30 FEET, NORTH 00 DEGREES, 17 MINUTES, 05 SECONDS WEST 4.00 FEET, SOUTH 89 DEGREES, 22 MINUTES, 55 SECONDS WEST 3.30 FEET, NORTH 00 DEGREES, 37 MINUTES, 05 SECONDS WEST 4.52 FEET, NORTH 89 DEGREES, 22 MINUTES, 55 SECONDS EAST 5.53 FEET, NORTH 00 DEGREES, 33 MINUTES, 06 SECONDS WEST 25.97 FEET, SOUTH 89 DEGREES, 44 MINUTES, 33 SECONDS EAST 15.00 FEET.

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NORTH 00 DEGREES, 15 MINUTES, 27 SECONDS EAST, 3.35 FEET, SOUTH 89 DEGREES, 44 MINUTES, 33 SECONDS EAST 25.75 FEET, SOUTH 00 DEGREES, 23 MINUTES, 30 SECONDS WEST 49.97 FEET, NORTH 89 DEGREES, 36 MINUTES, 30 SECONDS WEST 0.76 FEET, SOUTH 00 DEGREES, 03 MINUTES, 32 SECONDS WEST 2.00 FEET, TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

A NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS AS DESCRIBED IN THE DECLARATION OF EASEMENTS AND OPERATING REQUIREMENTS DATED DECEMBER 14, 2009 AND RECORDED DECEMBER 15, 2009 AS DOCUMENT 0934910050.

PI NOS: 17-03-209-010-0000  
17-03-209-021-0000

ADDRESS OF PREMISES: 10 EAST DELAWARE PLACE  
EAST RETAIL PARCEL (RETAIL PARCEL I)  
CHICAGO, ILLINOIS 60611

Property of Cook County Clerk's Office