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Cook County Recorder of Deeds
Date: 10/19/2012 08:27 AM Pg: 1 of 3

This Document was Prepared by and
after Recording shall be returned to:

Veronica Maldonado, Esq.
10 E. Ontario St., Unit 3211
Chicago, IL 60611

... (Recorders Use Only)

TERMINATION AND RELEASE AGREEMENT

This TERMINATION AGREEMENT (this "Termination Agreement") is entered into as of August 25, 2012, by and between GUIJERMO LOPEZ and DOLORES LOPEZ, (together the "Sellers"), and EUSTOLIA GAMBOA (the "Purchaser").

WHEREAS, the Sellers and the Purchaser previously entered into that certain Articles of Agreement for Deed dated July 9, 2011 a short form of which was recorded with the Cook County Recorder of Deeds on September 13, 2011 as Document Number 1125639092 (the "Agreement");

WHEREAS, the Agreement was related to that certain real property described on Exhibit A, attached hereto (the "Property");

WHEREAS, the Sellers and the Purchaser desire to: (i) terminate the Agreement; (b) release the Agreement from the records of Cook County; and (c) correct the scrivener's error contained on the second page of the recorded Agreement; and

WHEREAS, the Purchaser desires to release all interest that Purchaser has, had, or may have with respect to the Property.

NOW THEREFORE, in consideration of the foregoing, and other and good valuable consideration the adequacy of which is hereby acknowledged, the Sellers and the Purchaser agree as follows:

1. **TERMINATION.** Subject to the terms and conditions of this Agreement, as of the date hereof, the Agreement is hereby deemed to be terminated and of no further force and effect.
2. **RELEASE.** Each party hereby releases, acquits and forever discharges any other party to this Termination Agreement from any and all known claims, causes of actions, suits, demands, debts, dues, accounts, covenants, contracts, agreements, and judgments whatsoever in law or in equity.
3. **POSSESSION.** The Purchaser shall immediately turn over possession to the abovementioned property to Sellers and Purchaser hereby releases all interest that Purchaser has, had, or may have with respect to the Property
4. **CORRECTION.** The Sellers and Purchaser hereby agree and acknowledge that the second page of the recorded Agreement listed (in type font) "Maria Rangel" as a purchaser. Notwithstanding the foregoing, the document is unambiguously clear that Purchaser actually signed the

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Agreement. Therefore, the referenced to "Maria Rangel" is hereby cleared from all matters of record affecting the Property, including, but not limited to the Agreement.

- 5. MISCELLANEOUS. The construction, validity, enforcement and interpretation of this Agreement shall be governed by the laws of the State of Illinois. Each party hereby agrees to make a reasonable effort to resolve any disputes arising from this Agreement or the Articles of Agreement outside of court. However, in the event a resolution cannot be met outside of court each party submits to the exclusive jurisdiction of the state and federal courts sitting in the City of Chicago for the adjudication of any dispute hereunder or under the other Articles of Agreement.

SELLER(S)

PURCHASER

Guillermo Lopez

Guillermo Lopez

Dolores Lopez

Dolores Lopez

Eustolia Gamboa

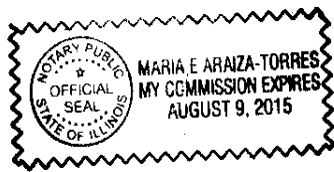
Eustolia Gamboa

STATE OF ILLINOIS

COUNTY OF COOK

The foregoing instrument was acknowledged before me this 17 day of October, 2012 by Maria E Araiza-Torres

(SEAL)



Maria E Araiza-Torres
Notary Public

Print Name: MARIA E. Araiza-Torres

My commission expires:

Aug 9, 2015

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EXHIBIT A

The Property

Lot 25 in block 8 in fourth addition to boulevard manor, being a subdivision of the east $\frac{1}{2}$ of the southeast $\frac{1}{4}$ and that part of the east $\frac{1}{2}$ of the northeast $\frac{1}{4}$ lying south of the center line of park avenue in section 32, township 39 north, range 13, east of the third principal meridian, in Cook County, Illinois.

P.I.N: 16-32-220-035-0000

AND COMMONLY KNOWN AS: 5612 W 35th Street, Cicero, IL 60804.

Property of Cook County Clerk's Office