

# UNOFFICIAL COPY

2 OF 3

## RELEASE OF SUBORDINATE MORTGAGE

FOR THE PROTECTION OF THE OWNER, THIS RELEASE SHALL BE FILED WITH THE RECORDER OF DEEDS IN WHOSE OFFICE THE MORTGAGE OR DEED OF TRUST WAS FILED.



Doc#: 1230333027 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 10/29/2012 01:13 PM Pg: 1 of 3

### KNOW ALL MEN BY THESE PRESENTS,

That **JW PREFERRED LLC**, an Illinois limited liability company ("Lender"), for and in consideration of the payment of the indebtedness secured by the Subordinate Mortgage, Security Agreement, Assignment of Rents and Leases and Fixture Filing dated February 12, 2010, and that certain Assignment of Subordinate Mortgage dated June 12, 2012, hereinafter mentioned, and for One Dollar, the receipt of which is hereby acknowledged, does hereby REMISE, RELEASE, CONVEY and QUIT CLAIM unto **SCREAMWOOD-GULF LLC**, an Illinois limited liability company ("Mortgagor"), its heirs, legal representatives and assigns, all right, title, interest, claim or demand whatsoever it may have acquired in, through or by a certain Subordinate Mortgage, Security Agreement, Assignment of Rents and Leases and Fixture Filing dated February 12, 2010, and recorded March 9, 2010, in the Office of the Cook County Recorder of Deeds, as Document No. 1006833025, and that certain Assignment of Subordinate Mortgage, dated June 12, 2012, and recorded June 27, 2012, as Document No. 1217922088, to the premises therein described, situated in the County of Cook, State of Illinois, as follows, to wit:

#### PARCEL 1:

LOTS 1 AND 2 IN THE FINAL PLAT OF WILLOW POND MARKETPLACE SUBDIVISION PART OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 28, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

#### PARCEL 2:

A NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1, AS SET FORTH IN THE DECLARATION OF EASEMENTS AND COVENANTS RECORDED OCTOBER 3, 1989 AS DOCUMENT 89467463, FOR THE PURPOSE OF CONSTRUCTING A CURB CUT AND FOR INGRESS AND EGRESS TO AND FROM THE PRIVATE ROAD KNOWN AS GULF KEYS ROAD, IN, OVER UNDER ACROSS, ALONG, THROUGH AND UPON A PORTION OF GULF KEYS ROAD INDICATED BY THE CROSS-HATCHINGS ON THE

SGROSS / DJOHANSON

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CTCC # 8894332

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PLAN ATTACHED AS "EXHIBIT C" AND "EXHIBIT D" TO SAID DOCUMENT, AND SHOWN ON THE SURVEY PREPARED BY COMPASS LAND SURVEYING AND MAPPING DATED JANUARY 21, 2004 PROJECT NO. 8811-03 AND LAST REVISED FEBRUARY 23, 2004 AND ALSO SHOWN ON THE SITE PLAN PREPARED BY COMPASS CONSULTING GROUP, LTD. DATED JULY 18, 2003 PROJECT NO. 03-035.

Common Street Address: 1070 South Sutton Road, Streamwood, Illinois 60107

Permanent Index Number(s): 06-28-201-182-0000, 06-28-201-183-0000 & 06-28-205-030-0000

together with all the appurtenances and privileges thereunto belonging or appertaining.

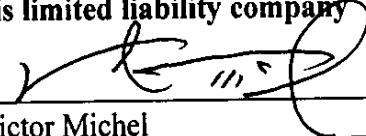
*[SIGNATURE(S) ON FOLLOWING PAGE]*

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IN WITNESS WHEREOF, Lender has caused its name to be signed to these presents this 17<sup>th</sup> day of October, 2012.

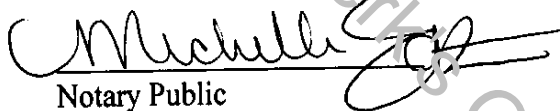
**JW PREFERRED LLC,**  
an Illinois limited liability company

By:   
Name: Victor Michel  
Title: Authorized Signatory

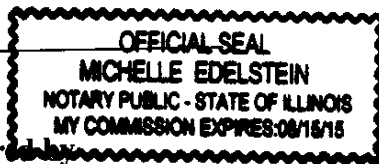
STATE OF ILLINOIS     )  
                                  ) ss.  
COUNTY OF COOK     )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do CERTIFY THAT Victor Michel, as Authorized Signatory of JW Preferred LLC, an Illinois limited liability company, is 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 he signed, sealed and delivered the instrument as his free and voluntary act, and as the free and voluntary act of the Company, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 17<sup>th</sup> day of October, 2012.

  
Notary Public

My commission expires on \_\_\_\_\_



This instrument was prepared by \_\_\_\_\_  
and after recording return to:

Walter D. Cupkovic, Esq.  
Thompson Coburn LLP  
55 E. Monroe Street, 37<sup>th</sup> Floor  
Chicago, Illinois 60603