

THIS DOCUMENT PREPARED BY AND AFTER
RECORDING RETURN TO:

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Chapman and Cutler LLP
111 West Monroe Street
Chicago, Illinois 60603
(312) 845-3905

TERMINATION AND RELEASE OF EASEMENT

THIS TERMINATION AND RELEASE OF EASEMENT (this "*Termination*") is made and entered into as of the 5th day of OCTOBER, 2012, by and between Hi-Temp Northlake LLC, a Delaware limited liability company and a wholly-owned subsidiary of Bluewater Thermal Processing, LLC ("Hi-Temp"), (hereinafter referred to, together with its successors and assigns, as "*Grantor*") and UNION PACIFIC RAILROAD COMPANY, a Delaware corporation (hereinafter referred to, together with its successors and assigns, as "*Grantee*"), as follows:

RECITALS:

A. Grantor is the owner of fee-simple title to a parcel of real estate located in the City of Northlake, Cook County, Illinois ("*City*"), which parcel is legally described in *Exhibit A*, attached hereto and by this reference incorporated herein (the "*Easement Parcel*").

B. Grantee is the owner of fee-simple title to certain real property located adjacent and to the north of the Easement Parcel (the "*North Parcel*").

C. Grantee is the owner of fee-simple title to certain real property located adjacent and to the south of the Easement Parcel (the "*South Parcel*").

D. Grantor's predecessor in interest and Grantee's predecessor in interest entered into that certain Grant of Easement dated September 22, 1993 (the "*Grant of Easement*") whereby an easement was granted across the Easement Parcel for the benefit of the North Parcel and the South Parcel.

E. Grantor and Grantee now desire to terminate Grant of Easement and release any and all easements or agreements created thereunder.

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PROVISIONS:

NOW, THEREFORE, in consideration of the mutual covenants herein made, the Parties agree as follows:

Recitals. The foregoing recitals are incorporated herein as though fully set forth in the body of this Termination.

Authority. Grantor represents and warrants that Grantor is the legal and authorized successor in interest to Hi-Temp Incorporated, an Illinois corporation and the "grantor" under the Grant of Easement and Grantee represents and warrants that Grantee is the legal and authorized successor in interest to Chicago and North Western Transportation Company, a Delaware corporation and the "grantee" under the Grant of Easement.

Release and Termination of Easement. As of the date hereof the Parties agree that the Grant of Easement is hereby terminated and that any easements or agreements created by the Grant of Easement are hereby terminated and released and the Parties shall have no further obligation to each other with respect to the Grant of Easement.

Counterparts. This Termination may be executed in any number of counterparts, each of which when executed and delivered shall be deemed to be an original, and all of which shall together constitute one and the same instrument. The counterparts of this Termination may be transmitted by a telecommunications device (capable of creating a written record (including e-mail) in the same manner as notices.

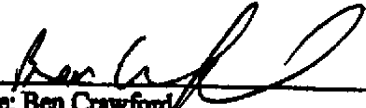
[SIGNATURES APPEAR ON FOLLOWING PAGES]

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IN WITNESS WHEREOF, Grantor and the Grantee have executed this Termination as of the date first above written.

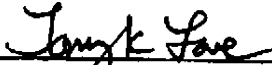
GRANTOR:

Hi-Temp Northlake LLC, a Delaware limited liability company

By: 
Name: Ben Crawford
Title: President

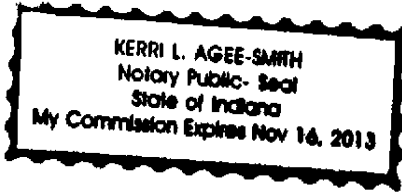
GRANTEE:

UNION PACIFIC RAILROAD COMPANY, a Delaware corporation

By: 
Name: TONY K. LOVE
Title: Assistant Vice President - Real Estate

Property of Cook County Clerk's Office

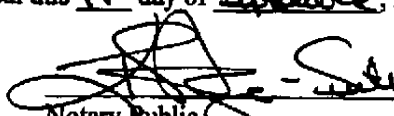
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STATE OF INDIANA)
) SS
COUNTY OF Hamilton)

I, Kerri L. Agee-Smith, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Ben Crawford, personally known to me to be the President of Hi-Temp Northlake LLC a Delaware LLC, and personally known to me to be the same persons whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such he signed and delivered the said instrument pursuant to proper authority given by said limited liability company, as his free and voluntary act, and as the free and voluntary act and deed of said limited liability company for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 19th day of September, 2012.



Notary Public

My commission expires: 11/16/13

STATE OF NEBRASKA)
) SS
COUNTY OF DOUGLAS)

I, MARK JENSEN, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT TONY K. LOVE, personally known to me to be the Assistant Vice President - Real Estate of UNION PACIFIC RAILROAD COMPANY, a Delaware corporation, 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 he signed and delivered the said instrument pursuant to proper authority given by said corporation, as his free and voluntary act, and as the free and voluntary act and deed of said corporation for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 1 day of October, 2012.



Notary Public

My commission expires:



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EXHIBIT A TO TERMINATION AND RELEASE OF EASEMENT

LEGAL DESCRIPTION OF EASEMENT PARCEL

A 53 FOOT WIDE STRIP OF LAND DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF LOT 3 OF MIDLAND DEVELOPMENT COMPANY'S FARM ADDITION, SAID ADDITION BEING A SUBDIVISION IN THE NORTHWEST 1/4 OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, THENCE EASTERLY ALONG THE SOUTH LINE OF SAID LOT A DISTANCE OF 162.33 FEET TO THE POINT OF BEGINNING OF SAID EASEMENT; THENCE CONTINUING EASTERLY ALONG SAID SOUTH LINE A DISTANCE OF 53.01 FEET; THENCE SOUTHERLY ALONG A LINE DEFLECTING TO THE RIGHT THROUGH AN ANGLE OF 91 DEGREES, 16 MINUTES, 40 SECONDS, A DISTANCE OF 75.72 FEET TO THE POINT OF CURVATURE OF A TANGENTIAL CURVE TO THE RIGHT HAVING A RADIUS OF 128.00 FEET; THENCE ALONG SAID CURVE A DISTANCE OF 100.88 FEET, MORE OR LESS TO A POINT OF INTERSECTION WITH THE GRANTORS SOUTHERLY PROPERTY LINE, THENCE NORTHWESTERLY ALONG GRANTORS SOUTHERLY PROPERTY LINE A DISTANCE OF 61.03 FEET, SAID LINE FORMING AN ANGLE TO THE LEFT OF 94 DEGREES 40 MINUTES 13 SECONDS WITH THE LONG CHORD OF THE LAST DESCRIBED CURVE, THENCE ALONG A LINE DEFLECTING TO THE RIGHT THROUGH AN ANGLE OF 120 DEGREES, 00 MINUTES, 00 SECONDS, A DISTANCE OF 24.37 FEET, MORE OR LESS, TO THE POINT OF CURVATURE OF A TANGENTIAL CURVE TO THE LEFT HAVING A RADIUS 75.00 FEET; THENCE ALONG SAID CURVE A DISTANCE OF 62.71 FEET TO A POINT OF TANGENCY OF SAID CURVE, THENCE NORTHERLY ALONG THE PROLONGATION OF THE FORWARD TANGENT TO THE LAST DESCRIBED CURVE, A DISTANCE OF 74.53 FEET TO THE POINT OF BEGINNING.

PINS: 15-05-300-016-0000
 15-05-300-021-0000

COMMON ADDRESS: 75 East Lake Street, Northlake, Illinois