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Doc#: 1334726036 Fee: \$42.00 RHSP Fee:\$9.00 RPRF Fee: \$1.00

Karen A. Yarbrough

Cook County Recorder of Deeds
Date: 12/13/2013 11:48 AM Pg: 1 of 3

53013239. - PHTIC

RELEASE OF MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, that Parent Petroleum, Inc. by the undersigned representative, or agent, the holder of an interest in a certain Note and Mortgage executed by Combined Properties, LLC, in the amount of \$1,615,826.42 executed on the 18th day of September, 2013, and the Mortgage of which was recorded on the 20th day of September, 2013 as Document # 1326339068 with the Recorder of Deeds of Cook County, Illinois

FOR AND IN CONSIDERATION OF the sum of payment of all amounts due under the foregoing promissory note secured by the aforesaid Mortgage,

DOES HEREBY REMISE RELEASE, CONVEY and QUITCLAIM unto

Combined Properties, LLC and its successors in interest

All right, title, interest, claim or demand whatsoever the undersigned may have acquired in, through or by a certain Mortgage bearing date the 18th day of September, 2013, and recorded with the office of the Recorder of Deeds of Cook County, Illinois, on the 20th day of September, 2013, together with all the appurtenances and privileges thereunto belonging or appertaining, on the following described real property:

See attached Legal Description

TAX NUMBER: 07-07-100-017-0000

ADDRESS OF PROPERTY: 2598 West Higgins

Hoffman Estates, Illinois 6019569

S A SCA INTA

BOX 15

1334726036 Page: 2 of 3

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WITNESS THE HAND AND SEAL OF THE UNDERSIGNED THIS 29th day of October. 2013.

Parent Petroleum, Inc.

By: Peter M. Spina, Secretary

STATE OF JULINOIS)

)ss

COUNTY OF Tulage)

I, William E. Boylar, a Notary Public in and for the said County and in the State aforesaid, DO HEREBY CERTIFY that Peter M. Spina who is personally known to me to be the acting Secretary of Parent Petroleum, Inc., an Illinois Corporation, and whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrurnen as the free and voluntary act of the corporation, for the uses and purposes therein set forth.

Given under my Mand and official Seal this 29th day of October, 2013.

Notary Public

This Instrument was prepared by:

William E. Boylan Attorney at Law 381 E. St. Charles Road

Carol Stream IL 60188

After Recording, Mail to:

Mr. Richard Nakon Attorney at Law 121 E. Liberty Street Suite 3 Wauconda, IL 60064

OFFICIAL SEAL WILLIAM E. BOYLAN Notary Public - State of illinole ily Commission Expires Jan 05, 2014

CASO OFFICO

1334726036 Page: 3 of 3

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FIDELITY NATIONAL TITLE INSURANCE COMPANY

1990 E. ALGONQUIN RD., #201, SCHAUMBURG, ILLINOIS 60173

PHONE: (847) 397-1300 FAX: (847) 885-5728

ORDER NUMBER:2011

053013239

FAX

9

STREET ADDRESS: 2598 W HIGGINS ROAD

USC

CITY: HOFFMAN ESTATES

COUNTY: COOK

TAX NUMBER: 07-07-100-017-0000

LEGAL DESCRIPTION:

THAT PART OF THE NORTHWEST FRACTIONAL QUARTER OF SECTION 7, TOWNSHIP 41 NORTH, RANGE 10 EAST OF THE INTERSECTION OF THE MORTH LINE OF SAID NORTHWEST FRACT IONAL QUARTER WITH A LINE 50 FEET EAST OF AND FARALLEL WITH AND MEASURED AT RIGHT ANDLES TO THE WEST LINE OF SAID NORTHWEST FRACTIONAL QUARTER, THENCE SOUTH ALONG SAID PARALLEL LINE 105.30 FEET TO THE NORTHWEST FRACTIONAL QUARTER, THENCE SOUTH ALONG SAID PARALLEL LINE 105.30 FEET TO THE NORTHERLY LINE OF THE RIGHT-OF-WAY OF STATE ROUTE NO. 72, AS RIGHT-OF-WAY DEDICATED; THENCE SOUTHWAITERLY ALONG SAID RIGHT-OF-WAY LINE 276.01 FEET TO A POINT; THENCE NORTH PARALLEL WITH THE WEST LINE OF SAID NORTHWEST FRACTIONAL QUARTER 294.52 FEEL TO THE NORTH LINE OF SAID NORTHWEST FRACTIONAL QUARTER; THENCE WESTERLY ALONG THE NORTH LINE OF SAID NORTHWEST FRACTIONAL QUARTER; THENCE WESTERLY ALONG THE NORTH LINE OF SAID NORTHWEST. FRACTIONAL QUARTER 218.79 FEET TO THE POINT OF BEGINNING, (EXCEPT THAT PART THERSOF TAKEN FOR HIGGINS ROAD), IN COOK COUNTY, ILLINOIS.