

UNOFFICIAL COPY

PREPARED BY:

THOMAS O. MCADAMS
05468 FOREST STREET
WINFIELD, IL 60190



Doc#: 1601919065 Fee: \$48.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 01/19/2016 01:02 PM Pg: 1 of 5

WHEN RECORDED MAIL TO:

JAMES G. MCFARLANE
C/O DEITCH PHARMACY, INC.
1800 W. CHICAGO AVE.
CHICAGO, IL 60622

**RELEASE AND SATISFACTION
OF MORTGAGE AND ASSIGNMENT
OF RENTS AND LEASES**

ADDRESSES OF PROPERTIES P.I.N.

815 N. WOOD STREET 17-06-437-007-0000
CHICAGO, IL 60622

1800 W. CHICAGO AVE. 17-06-436-022-0000
CHICAGO, IL 60622

1802 W. CHICAGO AVE. 17-06-436-021-0000
CHICAGO, IL 60622

1806 W. CHICAGO AVE. 17-06-436-020-0000
CHICAGO, IL 60622

1810 W. CHICAGO AVE. 17-06-436-018-0000
CHICAGO, IL 60622

1812 W. CHICAGO AVE. 17-06-436-017-0000
CHICAGO, IL 60622

(Legal Descriptions are attached as Exhibit A)

**RELEASE AND SATISFACTION OF MORTGAGE AND ASSIGNMENT OF
RENTS AND LEASES**

UNOFFICIAL COPY

-2-

TERRENCE D. MCMAHON, as Successor Trustee of the DANIEL W. BEDNARZ REVOCABLE TRUST, dated 10/6/97, 3740 N. Sheffield Ave., Chicago, Illinois, 60613 (the "DANIEL W. BEDNARZ REVOCABLE TRUST"), the Undersigned, (hereinafter referred to as the "MORTGAGEE") hereby certifies that the DANIEL W. BEDNARZ REVOCABLE TRUST is the present owner and holder of a MORTGAGE and ASSIGNMENT OF RENTS AND LEASES, both dated October 14, 2010, executed by:

O & J INVESTMENTS, LLC, an Illinois Limited Liability Company, 1800 W. Chicago Ave., Chicago, Illinois, 60622, ("O & J INVESTMENTS, LLC"), and Guaranteed by JAMES G. MCFARLANE ("MCFARLANE") and OSVALDO FELICIANO ("FELICIANO"), both of 2118 W. Pierce Ave., Chicago, Illinois, 60622, (hereinafter collectively referred to as "MORTGAGORS");

To secure payment of a PROMISSORY NOTE, dated October 14, 2010, in the Principal Sum of \$1,000,000.00 (the "PROMISSORY NOTE");

That the MORTGAGE was recorded on October 21, 2010, as Document Number 1029433085;

That the ASSIGNMENT OF RENTS AND LEASES was recorded on October 21, 2010, as Document Number 1029433086;

That said MORTGAGE and ASSIGNMENT OF RENTS AND LEASES secure the real property described herein and in Exhibit A;

That the MORTGAGEE hereby states that the MORTGAGE, the ASSIGNMENT OF RENTS AND LEASES, the PROMISSORY NOTE accompanying them, and any and all related Security thereon, are fully paid, satisfied, RELEASED and discharged.

IN WITNESS WHEREOF, MORTGAGEE has hereunto set hand and seal this 18 day of January, 2016.

DANIEL W. BEDNARZ REVOCABLE TRUST:



By: TERRENCE D. MCMAHON
TRUSTEE OF THE DANIEL W. BEDNARZ
REVOCABLE TRUST

UNOFFICIAL COPY

-3-

STATE OF ILLINOIS)

COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO CERTIFY THAT TERRENCE D. MCMAHON, personally known 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 said instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal this 12th day of January, 2016.



Norma E. Mora
NOTARY PUBLIC

This instrument was prepared by: Thomas O. McAdams, OS 468 Forest St. Winfield, Illinois, 60190.

FOR THE PROTECTION OF THE OWNER, THIS RELEASE SHALL BE FILED WITH THE RECORDER OF DEEDS IN THE COUNTY WHOSE OFFICE THE MORTGAGE AND ASSIGNMENT OF RENTS AND LEASES WERE FILED.

UNOFFICIAL COPY

-4-

EXHIBIT A

1. 815 N. WOOD STREET, CHICAGO, IL 60622
P.I.N. 17-06-437-007-0000

THE SOUTH 25 FEET OF LOT 15 IN BLOCK 21 IN JOHNSTON'S SUBDIVISION OF THE EAST $\frac{1}{4}$ OF THE SOUTH EAST $\frac{1}{4}$ OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

2. 1800 W. CHICAGO AVE., CHICAGO, IL 60622
P.I.N. 17-06-436-022-0000

LOT 1 IN THE SUBDIVISION OF LOT 4 IN SUPERIOR COURT PARTITION OF THE SOUTH $\frac{1}{2}$ OF BLOCK 8 OF COCHRAN AND OTHERS SUBDIVISION OF THE WEST $\frac{1}{2}$ OF THE SOUTH EAST $\frac{1}{4}$ OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

3. 1802 W. CHICAGO AVE., CHICAGO, IL 60622
P.I.N. 17-06-436-021-0000
AND
1806 W. CHICAGO AVE., CHICAGO, IL 60622
P.I.N. 17-06-436-020-0000

LOTS 2 AND 3 IN THE SUBDIVISION OF LOT 1 IN SUPERIOR COURT PARTITION OF THE SOUTH $\frac{1}{2}$ OF BLOCK 8 OF COCHRAN AND OTHERS SUBDIVISION OF THE WEST $\frac{1}{2}$ OF THE SOUTH EAST $\frac{1}{4}$ OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, EXCEPT THAT PART OF SAID LOT 2 EAST OF A LINE DESCRIBED AS FOLLOWS: COMMENCING AT A POINT IN THE SOUTH LINE OF SAID LOT 2, 0.69 OF A FOOT WEST OF THE SOUTH EAST CORNER THEREOF; THENCE NORTH ALONG THE EAST FACE OF A BRICK BUILDING 123.75 FEET MORE OR LESS TO A POINT IN THE NORTH LINE OF SAID LOT 2 0.88 OF A FOOT WEST OF THE NORTH EAST CORNER THEREOF, IN COOK COUNTY, ILLINOIS.

4. 1810 W. CHICAGO AVE., CHICAGO, IL 60622
P.I.N. 17-06-436-018-0000

LOT 5 IN THE SUBDIVISION OF LOT 4 IN SUPERIOR COURT PARTITION OF THE SOUTH $\frac{1}{2}$ OF BLOCK 8 OF COCHRAN AND OTHERS SUBDIVISION OF THE WEST $\frac{1}{2}$ OF THE SOUTH EAST $\frac{1}{4}$ OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

UNOFFICIAL COPY

-5-

EXHIBIT A

5. 1812 W. CHICAGO AVE., CHICAGO, IL 60622
P.I.N. 17-06-436-017-0000

LOT 6 IN THE SUBDIVISION OF LOT 4 IN SUPERIOR COURT PARTITION OF THE SOUTH ½ OF
BLOCK 8 OF COCHRAN AND OTHERS SUBDIVISION OF THE WEST ½ OF THE SOUTH EAST ¼ OF
SECTION 6, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN
COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office