

# UNOFFICIAL COPY

Doc#: 1618739004 Fee: \$52.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 07/05/2016 08:25 AM Pg: 1 of 3

## RECORDING PREPARED BY / RETURN TO:

First American Title Insurance Company - Danielle Schetselaar  
181 East 5600 S, #330  
Murray, Utah 84107  
58480-003569111651 PARKWAY PLAZA



## RELEASE OF MORTGAGE

WHEREAS the indebtedness secured by the mortgage described below has been fully paid and satisfied, FirstMerit Bank N.A., hereby declares that the lien of said mortgage is forever discharged and satisfied.

Original Mortgagee: FirstMerit Bank N.A.

Original Mortgagor: Parkway Plaza SRG LLC, an Illinois Limited Liability Company

Recorded in Cook County, Illinois, on 2/29/2012 as Inst # 1206045054

Date of Mortgage: 02/24/2012

Property Address: 1026-1100 National Parkway, Schaumburg IL

Legal Description: See attached Exhibit "A"

PIN#: 07-11-400-027-0000, 07-11-400-028-0000, 07-11-400-002-0000

IN WITNESS WHEREOF, the undersigned has caused this instrument to be executed on this date of:  
7/1/2016

FirstMerit Bank N.A.

By: 

Paul Richards, Authorized Agent for First American Title Company  
by Power of Attorney dated 06/19/2013; #1322808061

State of UT

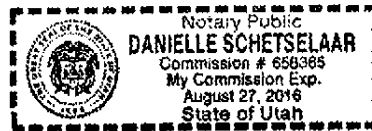
County of Salt Lake

This instrument was acknowledged and executed before me this 7/1/2016 by Paul Richards who acknowledged to be the Authorized Agent for First American Title Company of FirstMerit Bank N.A., and that as such officer, being authorized so to do, signed the name of the corporation as such officer.



Notary Public

My Commission expires: 8/27/2016



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## EXHIBIT A

### LEGAL DESCRIPTION OF REAL ESTATE

#### PARCEL 1:

THAT PART OF OUTLOT "D" IN SCHAUMBURG INDUSTRIAL PARK (HEREINAFTER DESCRIBED) BOUNDED BY A LINE, DESCRIBED AS FOLLOWS: COMMENCING AT THE INTERSECTION OF THE SOUTH LINE OF STATE PARKWAY WITH THE WEST LINE OF THE SOUTHEAST 1/4 OF SECTION 11, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN; THENCE EASTERLY ALONG THE SOUTH LINE OF STATE PARKWAY AND AT RIGHT ANGLES TO THE SAID WEST LINE OF THE SOUTHEAST 1/4 OF SECTION 11, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, (SAID LINE OF STATE PARKWAY BEARING NORTH 89 DEGREES, 54 MINUTES, 06 SECONDS EAST) A DISTANCE OF 1380.00 FEET TO A POINT OF CURVE IN SAID LINE; THENCE SOUTHEASTERLY ALONG THE SOUTHWESTERLY LINE OF STATE PARKWAY, BEING THE ARC OF A CIRCLE, TANGENT TO THE LAST DESCRIBED LINE CONCAVE TO THE SOUTHWEST AND HAVING A RADIUS 560.00 FEET, A DISTANCE OF 306.27 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING SOUTHEASTERLY ALONG THE SOUTHWESTERLY LINE OF STATE PARKWAY AND ALONG THE EXTENSION OF THE LAST DESCRIBED CURVED LINE, A DISTANCE OF 473.64 FEET TO A POINT OF CURVED TANGENCY; THENCE SOUTH 10 DEGREES, 18 MINUTES, 10 SECONDS EAST ALONG THE WESTERLY LINE OF STATE PARKWAY, TANGENT TO THE LAST DESCRIBED CURVED LINE, A DISTANCE OF 143.65 FEET; THENCE SOUTH 79 DEGREES, 24 MINUTES, 48 SECONDS WEST, A DISTANCE OF 350.60 FEET; THENCE NORTH 10 DEGREES, 35 MINUTES, 12 SECONDS WEST, A DISTANCE OF 314.02 FEET; THENCE NORTH 22 DEGREES, 49 MINUTES, 47 SECONDS EAST, A DISTANCE OF 299.16 FEET TO THE POINT OF BEGINNING, IN SCHAUMBURG INDUSTRIAL PARK, BEING A SUBDIVISION OF THE SOUTHEAST 1/2 OF SECTION 11, PART OF THE NORTHEAST 1/4 OF SECTION 11; PART OF THE SOUTHWEST 1/4 OF SECTION 12; PART OF THE NORTHWEST 1/4 OF SECTION 13 AND PART OF THE NORTHEAST 1/4 OF SECTION 14, ALL IN TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO PLAT THEREOF FILED ON JUNE 10, 1969 AS LR2455597, IN COOK COUNTY, ILLINOIS.

#### PARCEL 2:

THAT PART OF OUTLOT "D" IN SCHAUMBURG INDUSTRIAL PARK (HEREINAFTER DESCRIBED) BOUNDED BY A LINE DESCRIBED BY A LINE, DESCRIBED AS FOLLOWS: COMMENCING AT THE INTERSECTION OF THE SOUTH LINE OF STATE PARKWAY WITH THE WEST LINE OF THE SOUTHEAST 1/4 OF SECTION 11, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN; THENCE EASTERLY ALONG THE SOUTH LINE OF STATE PARKWAY AND AT RIGHT ANGLES TO THE SAID WEST LINE OF THE SOUTHEAST 1/4 OF SECTION 11,

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TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, (SAID LINE OF STATE PARKWAY BEARING NORTH 89 DEGREES, 54 MINUTES, 06 SECONDS EAST) A DISTANCE OF 1380.00 FEET TO A POINT OF CURVE IN SAID LINES; THENCE SOUTHEASTERLY ALONG THE SOUTHWESTERLY LINE OF STATE PARKWAY, BEING THE ARC OF CIRCLE, TANGENT TO THE LAST DESCRIBED LINE CONCAVE TO THE SOUTHWEST AND HAVING A RADIUS OF 560.00 FEET FOR A DISTANCE OF 779.91 FEET TO A POINT OF TANGENCY; THENCE SOUTH 10 DEGREES, 18 MINUTES, 10 SECONDS EAST ALONG THE WESTERLY LINE OF STATE PARKWAY, TANGENT TO THE LAST DESCRIBED CURVED LINE, A DISTANCE OF 143.65 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING ALONG SAID SOUTHWESTERLY LINE OF STATE PARKWAY, A DISTANCE OF 211.81 FEET TO A POINT OF CURVE IN SAID LINE; THENCE SOUTHEASTERLY ALONG THE WESTERLY LINE OF STATE PARKWAY, BEING THE ARC OF CIRCLE, TANGENT TO THE LAST DESCRIBED LINE CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 850.00 FEET, A DISTANCE OF 197.98 FEET TO A POINT OF INTERSECTION WITH A CURVED LINE; THENCE SOUTHWESTERLY ALONG THE ARC OF A CIRCLE, CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 355.00 FEET, A DISTANCE OF 144.05 FEET; THENCE SOUTH 87 DEGREES, 16 MINUTES, 56 SECONDS WEST, TANGENT TO THE LAST DESCRIBED CURVED LINE, A DISTANCE OF 230.95 FEET; THENCE NORTH 10 DEGREES, 35 MINUTES, 12 SECONDS WEST, A DISTANCE OF 385.87 FEET; THENCE NORTH 79 DEGREES, 24 MINUTES, 48 SECONDS EAST, A DISTANCE OF 350.60 FEET TO THE POINT OF BEGINNING, IN SCHAUMBURG INDUSTRIAL PARK, BEING A SUBDIVISION OF THE SOUTHEAST 1/4 OF SECTION 11, PART OF THE NORTHEAST 1/4 OF SECTION 11; PART OF THE SOUTHWEST 1/4 OF SECTION 12; PART OF THE NORTHWEST 1/4 OF SECTION 13 AND PART OF THE NORTHEAST 1/4 OF SECTION 14, ALL IN TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO PLAT THEREOF FILED ON JUNE 10, 1969 AS LR2455597, IN COOK COUNTY, ILLINOIS.

## PARCEL 3:

LOT 3 (EXCEPT THE NORTH 119.98 FEET) AND THE NORTH 68.69 FEET OF LOT 2 AS MEASURED AT RIGHT ANGLES TO THE NORTH LINE THEREOF ALL IN RESUBDIVISION OF PART OF OUT-LOT D IN SCHAUMBURG INDUSTRIAL PARK, AS RECORDED JUNE 10, 1969, UNDER DOCUMENT NUMBER 20866510 AND FILED WITH THE REGISTRAR OF DEED UNDER TORRENS REGISTRATION NUMBER 2455597, BEING A SUBDIVISION OF THE SOUTH EAST 1/4 OF SECTION 11, PART OF THE NORTHEAST 1/4 OF SECTION 11, PART OF THE SOUTHWEST 1/4 OF SECTION 12, PART OF THE NORTHWEST 1/4 OF SECTION 13 AND PART OF THE NORTHEAST 1/4 OF SECTION 14, ALL IN TOWNSHIP 41 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO PLAT OF SAID RESUBDIVISION REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS ON MAY 18, 1973 AS DOCUMENT NUMBER 2692491, AND SURVEYOR'S CERTIFICATE OF CORRECTION, REGISTERED ON JUNE 21, 1973 AS DOCUMENT NUMBER 2699472 ALL IN COOK COUNTY, ILLINOIS.