

Doc#: 1619557028 Fee: \$43.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/13/2016 09:35 AM Pg: 1 of 5

RELEASE OF
SUBCONTRACTOR'S CLAIM
FOR MECHANICS LIEN

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

In consideration of the payment of Ten and 00/100 Dollars (\$10.00) to J. Kane & Sons, Inc., d/b/a Softer Lite Window Company, with an address at 5800 N. Northwest Highway, Chicago, Illinois ("Claimant"), and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Claimant hereby acknowledges satisfaction or release of and discharges the Mechanics Lien against the Real Estate (as hereinafter described) and against Goldblatts of Chicago Limited Partnership and 4700 South Ashland LLC (collectively "Owner"), said Mechanics Lien having been filed with the Cook County Recorder of Deeds, Illinois as document number 1435344062, on December 19, 2014.

Legal Description: SEE ATTACHED EXHIBIT "A".
Common Address: 4707 S. Marshfield Ave. and 1635 W. 47th St., Chicago, Illinois

The Permanent Real Estate Tax Numbers are:

- | | |
|--------------------|--------------------|
| 20-07-207-001-0000 | 20-07-207-002-0000 |
| 20-07-206-010-0000 | |

Dated: October __, 2015

J. Kane & Sons, Inc., d/b/a
Softer Lite Window Company

By Mark Kane
Mark Kane, President

UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, Mark Kane, being first duly sworn on oath, depose and state that I am the President of J. Kane & Sons, Inc., d/b/a Softer Lite Window Company, that I am authorized to execute this Release of Subcontractor's Claim for Mechanics Lien on behalf of Claimant, that I have read the foregoing Release of Subcontractor's Claim for Mechanics Lien and know the contents thereof, and that the statements contained therein are true.



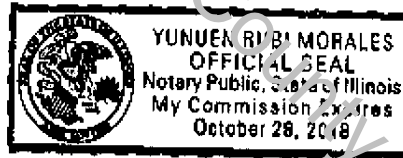
Mark Kane

Subscribed and Sworn to before me this 2th day of October, 2015.



Notary Public

My commission expires:



THIS DOCUMENT WAS PREPARED BY AND
AFTER RECORDING SHOULD BE RETURNED TO:

Timothy R. Rabel
Querrey & Harrow, Ltd.
175 W. Jackson Blvd.
Suite 1600
Chicago, IL 60604
(312) 540-7046

UNOFFICIAL COPY

1302922095 Page: 28 of 34

EXHIBIT A**LEGAL DESCRIPTION****PARCEL 1:**

LOTS 1 TO 5 INCLUSIVE, (EXCEPT THAT PART OF SAID LOTS TAKEN FOR WIDENING SOUTH ASHLAND AVENUE); LOT 43 (EXCEPT THAT PART OF SAID LOT 43 DEDICATED FOR AN ALLEY BY DOCUMENT NO. 5610414); LOTS 44 TO 47, BOTH INCLUSIVE AND 15 FOOT STRIP FORMERLY ALLEY AND NOW VACATED LYING WEST OF AND ADJOINING SAID LOTS 1, 2 AND 3, ALL IN BLOCK 1 IN BERGER AND JACOB'S SUBDIVISION OF BLOCK 9 IN STONE AND WHITNEY'S SUBDIVISION OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 6 AND THE NORTH HALF AND WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO ALL THAT PART OF THE NORTH AND SOUTH ALLEY BEING PART OF SAID LOT 43 AS DEDICATED AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS IN COOK COUNTY, ILLINOIS ON APRIL 12TH, 1905 AS DOCUMENT NUMBER 5610414 TOGETHER WITH THAT PART OF THE NORTH AND SOUTH ALLEY LYING WEST OF AND ADJOINING THE WEST LINE OF LOTS 4 AND 5 AND LYING EAST OF AND ADJOINING THE EAST LINE OF ORIGINAL LOT 43 AND LYING NORTH OF AND ADJOINING A LINE DRAWN FROM THE SOUTHWEST CORNER OF LOT 5 TO THE SOUTHEAST CORNER OF ORIGINAL LOT 43, ALL IN BLOCK 1 OF BERGER AND JACOBS SUBDIVISION AFOREMENTIONED.

EXCEPT THAT PART LYING BETWEEN THE HORIZONTAL PLANES OF 14.75 FEET AND 32.00 FEET, CHICAGO CITY DATUM (CCD), BASED ON THE CITY OF CHICAGO BENCHMARK MONUMENT NUMBER 90 HAVING AN ELEVATION OF 14.545 CCD, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 47; THENCE SOUTH 89 DEGREES 44 MINUTES 57 SECONDS EAST ALONG THE SOUTH LINE OF WEST 47TH STREET, BEING AN ASSUMED BEARING, 88.81 FEET TO A POINT ON THE NORTHERLY EXTENSION OF THE CENTERLINE OF AN EXISTING WALL WITHIN AN EXISTING BUILDING; THENCE SOUTH, EAST AND NORTH THE FOLLOWING FIVE COURSES ALONG SAID CENTERLINE: (1) SOUTH 00 DEGREES 22 MINUTES 21 SECONDS WEST 25.55 FEET; (2) SOUTH 89 DEGREES 37 MINUTES 39 SECONDS EAST 49.45 FEET; (3) NORTH 00 DEGREES 22 MINUTES 21 SECONDS EAST 7.00 FEET; (4) SOUTH 89 DEGREES 37 MINUTES 39 SECONDS EAST 44.40 FEET; (5) NORTH 00 DEGREES 22 MINUTES 21 SECONDS EAST 18.75 FEET TO A POINT ON SAID SOUTH LINE OF WEST 47TH STREET; THENCE SOUTH 89 DEGREES 44 MINUTES 57 SECONDS EAST ALONG SAID SOUTH LINE OF WEST 47TH STREET 65.69 FEET TO A POINT ON THE WEST LINE OF SAID SOUTH ASHLAND AVENUE AS WIDENED; THENCE SOUTH 00 DEGREES 01 MINUTES 39 SECONDS EAST ALONG SAID WEST LINE AS WIDENED 124.60 FEET TO A POINT ON THE SOUTH LINE OF SAID LOT 5; THENCE

-27-

UNOFFICIAL COPY

1302922095 Page: 28 of 34

NORTH 89 DEGREES 44 MINUTES 57 SECONDS WEST ALONG THE SOUTH LINE OF SAID LOT 5 A DISTANCE OF 111.17 FEET TO THE SOUTHWEST CORNER THEREOF, ALSO BEING THE WESTERLY FACE OF THE EXISTING BRICK BUILDING; THENCE NORTH 00 DEGREES 18 MINUTES 39 SECONDS EAST ALONG SAID WEST FACE 16.36 FEET TO AN INSIDE CORNER OF SAID BRICK BUILDING; THENCE NORTH 89 DEGREES 41 MINUTES 21 SECONDS WEST ALONG THE SOUTHERLY FACE OF SAID BRICK BUILDING 17.58 FEET; THENCE SOUTH 00 DEGREES 18 MINUTES 39 SECONDS WEST 16.98 FEET TO A POINT ON THE NORTH LINE OF THE EXISTING PUBLIC ALLEY; THENCE NORTH 89 DEGREES 44 MINUTES 57 SECONDS WEST CONTINUING ALONG SAID NORTH LINE 46.81 FEET TO A POINT ON THE SOUTHERLY EXTENSION OF THE CENTERLINE OF AN EXISTING WALL WITHIN AN EXISTING BUILDING; THENCE NORTH AND WEST THE FOLLOWING SEVEN COURSES ALONG SAID CENTERLINE: (1) NORTH 00 DEGREES 18 MINUTES 39 SECONDS EAST 29.59 FEET; (2) SOUTH 89 DEGREES 56 MINUTES 47 SECONDS WEST 24.20 FEET; (3) NORTH 00 DEGREES 03 MINUTES 13 SECONDS WEST 17.06 FEET; (4) NORTH 41 DEGREES 31 MINUTES 43 SECONDS WEST 5.61 FEET; (5) SOUTH 89 DEGREES 56 MINUTES 47 SECONDS WEST 18.01 FEET; (6) NORTH 00 DEGREES 03 MINUTES 13 SECONDS WEST 22.70 FEET; (7) SOUTH 89 DEGREES 56 MINUTES 47 SECONDS WEST 27.02 FEET TO A POINT ON THE EAST LINE OF SOUTH MARSHFIELD AVENUE; THENCE NORTH 00 DEGREES 02 MINUTES 06 SECONDS WEST ALONG SAID EAST LINE 52.03 FEET TO THE POINT OF BEGINNING,

ALSO EXCEPT THAT PART LYING BETWEEN THE HORIZONTAL PLANES OF 107.00 FEET AND 145.00 FEET, CHICAGO CITY DATUM (CCD), BASED ON THE CITY OF CHICAGO BENCHMARK MONUMENT NUMBER 90 HAVING AN ELEVATION OF 14.545 CCD, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID LOT 47; THENCE SOUTH 00 DEGREES 02 MINUTES 06 SECONDS EAST ALONG THE WEST LINE OF SAID LOT 47 ALSO BEING EAST LINE OF SOUTH MARSHFIELD AVENUE 125.20 FEET TO THE SOUTHWEST CORNER OF SAID LOT 47, ALSO BEING A POINT ON THE NORTH LINE OF A PUBLIC ALLEY; THENCE SOUTH 89 DEGREES 44 MINUTES 57 SECONDS EAST ALONG SAID NORTH LINE 36.20 FEET TO THE POINT ON THE WEST WALL OF THE EXISTING PENTHOUSE, SAID POINT BEING THE POINT OF BEGINNING; THENCE NORTH 00 DEGREES 25 MINUTES 45 SECONDS EAST ALONG THE WEST WALL OF SAID PENTHOUSE 29.43 FEET TO THE NORTHWEST CORNER THEREOF; THENCE NORTH 89 DEGREES 55 MINUTES 26 SECONDS EAST ALONG THE NORTH WALL OF SAID PENTHOUSE 37.02 FEET TO THE NORTHEAST CORNER THEREOF; THENCE SOUTH 00 DEGREES 18 MINUTES 39 SECONDS WEST ALONG THE EAST WALL OF SAID PENTHOUSE 29.64 FEET TO A POINT ON THE NORTH LINE OF SAID PUBLIC ALLEY; THENCE NORTH 89 DEGREES 44 MINUTES 57 SECONDS WEST ALONG SAID NORTH LINE 37.08 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

Address: 4707 S. Marshfield Avenue, Chicago, IL 60640

UNOFFICIAL COPY

1302922095 Page: 30 of 34

Permanent Index Numbers: 20-07-207-001-0000 & 20-07-207-002-0000

PARCEL 2:

LOTS 1 AND 2 IN BLOCK 2 IN BERGER AND JACOB'S SUBDIVISION OF BLOCK 9 IN STONE AND WHITNEY'S SUBDIVISION IN THE NORTH HALF OF SECTION 7, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Address: 1635 W. 67th Street

Permanent Index Number: 20-07-206-010

PARCEL 3:

NON-EXCLUSIVE EASEMENTS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS MADE BY 4700 SOUTH ASHLAND LLC, AN ILLINOIS LIMITED LIABILITY COMPANY, DATED 1-29-13 AND RECORDED _____ AS DOCUMENT NUMBER 1302922095.