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Doc#. 1900308005 Fee: \$58.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 01/03/2019 08:54 AM Pg: 1 of 6

RELEASE DEED ILLINOIS STATUTORY

DOCUMENT PREPARED BY
AND MAIL TO:

Riemer & Braunstein LLP
One Center Plaza
Boston, MA 02108
Attention: Dorothy Galvin

ABOVE RESERVED FOR RECORDER'S STAMP

KNOW ALL MEN BY THESE PRESENTS, that KEYBANK NATIONAL ASSOCIATION, a national banking association, for and in consideration of one dollar, and for other good and valuable consideration, the receipt of which is hereby acknowledged, does hereby remise, convey, release and quit-claim unto MS SOUTH SHORE, LP, a Delaware limited partnership, all right, title, interest, claim or demand whatsoever KEYBANK NATIONAL ASSOCIATION may have acquired in, through or by a certain Mortgage, Assignment of Leases and Rents, Security Agreement and Fixture Filing dated October 30, 2015, and recorded in the Recorder's Office of Cook County, Illinois (the "Recorders Office") on November 5, 2015 as **Document No. 1530922097** (the "Mortgage") and that certain Collateral Assignment of Leases and Rents dated October 30, 2015, and recorded in the Recorder's Office on November 5, 2015 as **Document No. 1530922098**, (the "ALR"), as each of the Mortgage and ALR have been amended by that certain First Amendment to Security Documents dated June 6, 2017, and recorded in the Recorder's Office on June 8, 2017 as **Document No. 1715947031**, to the premises therein described, together with all the appurtenances and privileges thereunto belonging or appertaining, situated in Cook County, Illinois, as follows to wit:

(See EXHIBIT A attached hereto)

Permanent Index Number: 21-30-101-003-0000, 21-30-101-004-0000, 21-30-101-014-0000,
21-30-101-022-0000 and 21-30-101-023-0000

Property Address: 2425 East 71st Street (a/k/a East South Shore Drive), Chicago, Illinois 60649

[SIGNATURE AND ACKNOWLEDGEMENT PAGE FOLLOWS]

Dated this 17th day of December, 2018.

First American Title Order # NCS-940773
ACCM/JAB

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KEYBANK NATIONAL ASSOCIATION,
a national banking association, for itself and as
Administrative Agent

By: *Robert Avil*
Name: Robert Avil
Title: Senior Vice President

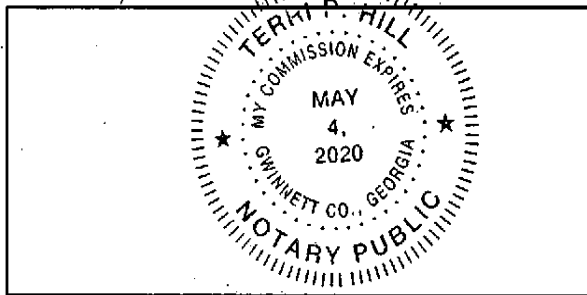
STATE OF GEORGIA } ss.
County of GWINNETT }

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Robert Avil, Senior Vice President of KeyBank National Association, a national banking association, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under any hand and notarial seal, this 17th day of December, 2018.

Jenni P. Hill
Notary Public

My commission expires on May 4 2020.



Impress Seal Above

Property of Cook County Clerk's Office

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EXHIBIT A

Legal Description of Premises

TRACT 1 (FEE SIMPLE):

LOT 2 IN DIVISION NO. 3 IN SOUTH SHORE SUBDIVISION IN THE NORTH FRACTIONAL 1/2 OF SECTION 30, TOWNSHIP 38 NORTH, RANGE 15 EAST OF THE THIRD PRINCIPAL MERIDIAN, EXCEPT THAT PART OF SAID LOT 2 DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE SOUTHERLY LINE OF SAID LOT 2, 12 FEET 3-1/4 INCHES SOUTHWESTERLY OF THE SOUTHEASTERLY CORNER OF SAID LOT;

THENCE NORTHWESTERLY 74 FEET 5-1/2 INCHES TO A GAS PIPE 11 FEET 5-3/4 INCHES WESTERLY AT A RIGHT ANGLE TO THE EASTERLY LINE OF SAID LOT;

THENCE WEST 46 FEET 6 INCHES TO A GAS PIPE ON THE NORTHERLY LINE OF SAID LOT 2 AND SOUTHERLY LINE OF LOT 9 OF SAUNDERS SUBDIVISION OF LOT 1 IN SAID DIVISION NO. 3 AT A POINT 49 FEET 11 INCHES SOUTHWESTERLY OF THE NORTHEASTERLY CORNER OF SAID LOT 2;

THENCE NORTHEASTERLY ALONG THE NORTHERLY LINE OF SAID LOT 2 AND SOUTHERLY LINE OF SAID LOT 9 OF SAUNDERS SUBDIVISION AFORESAID 49 FEET 11 INCHES TO THE NORTHEASTERLY CORNER OF SAID LOT 2;

THENCE SOUTHEASTERLY ALONG THE EASTERLY LINE OF LOT 2 TO THE SOUTHERLY LINE OF SAID LOT 2;

THENCE SOUTHWESTERLY ALONG THE SOUTHERLY LINE OF SAID LOT 2, 12 FEET 3-1/4 INCHES TO THE PLACE OF BEGINNING.

ALSO THAT PART OF LOT 3 IN DIVISION 3, SOUTH SHORE SUBDIVISION, IN THE NORTH FRACTIONAL 1/2 OF SECTION 30, TOWNSHIP 38 NORTH, RANGE 15 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WESTERLY OF A STRAIGHT LINE, THE NORTH POINT OF SAID LINE BEING ON THE NORTH LINE OF SAID LOT 3 AND 134 FEET 10 INCHES WEST OF THE NORTHEAST CORNER OF SAID LOT AND THE SOUTH POINT OF SAID LINE BEING ON THE SOUTHERLY LINE OF SAID LOT 3 AND 148 FEET WESTERLY OF THE SOUTHEAST CORNER OF SAID LOT.

ALSO A PART OF LOT 2 OF SAID DIVISION 3 AND LOTS 7 AND 9 AND A PART OF LOT 8 IN SAUNDERS SUBDIVISION OF LOT 1, DIVISION 3, SOUTH SHORE SUBDIVISION DESCRIBED AS FOLLOWS:

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BEGINNING AT A POINT ON THE SOUTHERLY LINE OF SAID LOT 2, 12 FEET 3-1/4 INCHES SOUTHWESTERLY OF THE SOUTHEASTERLY CORNER OF SAID LOT;

THENCE NORTHWESTERLY 74 FEET 5-1/2 INCHES TO A GAS PIPE 11 FEET 5-3/4 INCHES WESTERLY AT RIGHT ANGLES TO THE EASTERLY LINE OF SAID LOT.

THENCE WEST 46 FEET 6 INCHES TO A GAS PIPE IN THE NORTHERLY LINE OF SAID LOT 2 AND SOUTHERLY LINE OF LOT 9 OF SAUNDERS SUBDIVISION OF LOT 1, SAID DIVISION 3, AT A POINT 49 FEET 11 INCHES SOUTHWEST OF THE NORTHEAST CORNER OF SAID LOT 2;

THENCE SOUTHWESTERLY 66 FEET 7-1/4 INCHES ON THE NORTHERLY LINE OF SAID LOT 2, DIVISION 3, AND THE SOUTHERLY LINE OF LOTS 9 AND 8 OF SAUNDERS SUBDIVISION AFORESAID, TO A POINT ON THE WEST LINE OF LOT 7, EXTENDED SOUTH ACROSS SAID LOT 8;

THENCE NORTH ON SAID LINE CROSSING SAID LOT 8 AND ON THE WEST LINE OF SAID LOT 7, 111 FEET 1/2 INCH TO THE NORTHWEST CORNER OF SAID LOT 7 OF SAUNDERS SUBDIVISION;

THENCE EAST ON THE NORTH LINE OF SAID LOTS 7 AND 9 OF SAUNDERS SUBDIVISION TO THE NORTHEAST CORNER OF SAID LOT 9 AND THE NORTHWEST CORNER OF LOT 3, DIVISION 3, AFORESAID;

THENCE SOUTHEASTERLY ALONG THE WESTERLY LINE OF SAID LOT 3 TO THE SOUTHWEST CORNER OF SAID LOT 3;

THENCE SOUTHWESTERLY ALONG THE SOUTHERLY LINE OF LOT 2 AFORESAID, 12 FEET 3-1/4 INCHES TO THE PLACE OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

OTHER WISE DESCRIBED AS FOLLOWS:

LOT 2 AND THAT PART OF LOT 3, LYING WESTERLY OF A STRAIGHT LINE, THE NORTH POINT OF SAID LINE BEING ON THE NORTH LINE OF SAID LOT 3, AND 134 FEET 10 INCHES WEST OF THE NORTHEAST CORNER OF SAID LOT, AND THE SOUTH POINT OF SAID LINE BEING ON THE SOUTHERLY LINE OF SAID LOT 3, AND 148 FEET WESTERLY OF THE SOUTHEAST CORNER OF SAID LOT, IN DIVISION 3, SOUTH SHORE SUBDIVISION, IN THE NORTH FRACTIONAL 1/2 OF SECTION 30, TOWNSHIP 38 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN.

ALSO LOTS 7 AND 9 AND THAT PART OF LOT 8 LYING EAST OF THE WEST LINE OF SAID LOT 7 EXTENDED SOUTH, ALL IN SAUNDERS SUBDIVISION OF LOT 1,

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DIVISION 3, SOUTH SHORE SUBDIVISION AFORESAID; ALL IN COOK COUNTY, ILLINOIS.

EXCEPT FROM THE ABOVE THAT PART THEREOF DESCRIBED AS FOLLOWS:

THAT PART OF LOTS 7 AND LOT 8 IN SAUNDERS SUBDIVISION OF LOT 1, DIVISION 3, SOUTH SHORE SUBDIVISION IN THE NORTH FRACTIONAL HALF SECTION 30, TOWNSHIP 38 NORTH, RANGE 15 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT ON THE SOUTHERLY LINE OF LOT 2 IN DIVISION 3, SOUTH SHORE SUBDIVISION IN THE NORTH FRACTIONAL HALF SECTION 30 AFORESAID, A DISTANCE OF 12 FEET 3-1/4 INCHES SOUTHWESTERLY OF THE SOUTHEASTERLY CORNER OF SAID LOT;

THENCE ALONG AN ASSUMED BEARING OF NORTH 34°29'35" WEST 74 FEET 5-1/2 INCHES TO A GAS PIPE 11 FEET 5-3/4 INCHES WESTERLY AT RIGHT ANGLES TO THE EASTERLY LINE OF SAID LOT;

THENCE SOUTH 89°04'28" WEST A DISTANCE OF 46 FEET 6 INCHES TO A GAS PIPE IN THE NORTHERLY LINE OF SAID LOT 2 AND SOUTHERLY LINE OF LOT 9 OF SAUNDERS SUBDIVISION OF LOT 1, SAID DIVISION 3, AT A POINT 49 FEET 11 INCHES SOUTHWEST OF THE NORTHEAST CORNER OF SAID LOT 2;

THENCE SOUTH 55°32'48" WEST A DISTANCE OF 66 FEET 7-1/4 INCHES ON THE NORTHERLY LINE OF SAID LOT 2, DIVISION 3, AND THE SOUTHERLY LINE OF LOTS 9 AND 8 OF SAUNDERS SUBDIVISION AFORESAID, TO A POINT ON THE WEST LINE OF LOT 7, EXTENDED SOUTH ACROSS SAID LOT 8;

THENCE NORTH 01°18'58" WEST ON SAID LINE, CROSSING SAID LOT 8 AND ON THE WEST LINE OF SAID LOT 7, A DISTANCE OF 0.74 FEET TO THE POINT OF BEGINNING;

THENCE NORTH 01°18'58" WEST ON SAID LINE, CROSSING SAID LOT 8 AND ON THE WEST LINE OF SAID LOT 7, A DISTANCE OF 110.94 FEET TO THE NORTHWEST CORNER OF SAID LOT 7 OF SAUNDERS SUBDIVISION;

THENCE NORTH 88°46'31" EAST ON THE NORTH LINE OF SAID LOT 7 OF SAUNDERS SUBDIVISION 2.46 FEET; THENCE SOUTH 01°18'29" EAST 15.15 FEET;

THENCE SOUTH 88°41'31" WEST 0.87 FEET; THENCE SOUTH 01°17'13" EAST 54.23 FEET;

THENCE NORTH 89°28'10" EAST 0.74 FEET; THENCE SOUTH 01°17'13" EAST 40.17 FEET;

THENCE SOUTH 57°42'23" WEST 2.66 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

TRACT 2 (FEE SIMPLE):

THAT PART OF LOT 3 IN THIRD DIVISION OF SOUTH SHORE SUBDIVISION IN SECTION 30, TOWNSHIP 38 NORTH, RANGE 15 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

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COMMENCING AT A POINT WHERE THE SOUTH LINE OF SOUTH SHORE DRIVE INTERSECTS THE WEST LINE OF COLES AVENUE (SAID POINT ALSO BEING THE NORTHEASTERLY CORNER OF LOT 3);

THENCE WEST ALONG THE SOUTH LINE OF SOUTH SHORE DRIVE, A DISTANCE OF 134 FEET 10 INCHES;

THENCE SOUTHEASTERLY A DISTANCE OF 119.5 FEET, MORE OR LESS, TO A POINT ON THE SOUTH LINE OF LOT 3, SAID POINT BEING 148 FEET SOUTHWESTERLY, MEASURED ALONG SAID LOT LINE, FROM THE SOUTHEAST CORNER OF SAID LOT 3;

THENCE NORTHEASTERLY ALONG THE SOUTH LINE OF LOT 3 A DISTANCE OF 148 FEET TO THE WEST LINE OF COLES AVENUE;

THENCE NORTHWESTERLY ALONG THE WEST LINE OF COLES A VENUE, A DISTANCE OF 37 FEET MORE OR LESS, TO THE PLACE OF BEGINNING.

TRACT 3 (EASEMENT):

THE APPURTENANT EASEMENT RIGHTS CONTAINED IN THAT CERTAIN CROSS DRIVEWAY LICENSE AGREEMENT, DATED OCTOBER 4, 1999 AND RECORDED OCTOBER 5, 1999 AS DOCUMENT NUMBER 99938958.

Permanent Index Number: 21-30-101-003-0000, 21-30-101-004-0000, 21-30-101-014-0000, 21-30-101-022-0000 and 21-30-101-023-0000

Property Address: 2425 East 71st Street (a/k/a East South Shore Drive), Chicago, Illinois 60649

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