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Doc#. 1910557028 Fee: \$52.00

Edward M. Moody

Cook County Recorder of Deeds

PARTIAL RELEASE OF MORTGAGE Date: 04/15/2019 09:06 AM Pg: 1 of 3

FOR THE PROTECTION OF THE OWNER, THIS PARTIAL RELEASE SHALL BE FILED WITH THE RECORDER OF DEEDS IN WHOSE OFFICE THE MORTGAGE WAS FIRST AMERICAN TITLE FILED. FILE # 29 10935 143 89

KNOW ALL MEN BY THESE PRESENTS, That REAL PROPERTY HOLDING, WESTERN SPRINGS IL, LLC, a Delaware limited liability company ("RPH1"), and REAL PROPERTY HOLDING - WESTERN SPRINGS IL, PHASE 2, LLC, a Delaware limited liability company ("RPH2"; RPHI and RPH2 are sometimes referred to collectively as "Lender"), both having an address c/o Medley Capital, 250 Park Avenue, Floor 6 East, New York, NY 10017, for and in consideration of the payment of the sum of \$85,427.00 per Lot for the Lot(s) described on Exhibit A attached hereto, the receipt whereof is hereby acknowledged, does hereby REMISE, RELEASE, CONVEY, and

ABOVE SPACE FOR RECORDER'S USE ONLY

QUIT CLAIM unto TIMBER TRAILS DEVELOPMEN'T COMPANY, LLC, an Illinois limited liability company ("Borrower"), all the right, title, interest, claim or domand whatsoever they may have acquired in, through or by that certain MORTGAGE, SECURITY AGREEMENT, ASSIGNMENT OF RENTS AND FIXTURE FILING dated August 30, 2017 and recorded in Crok County on January 22, 2018 as Document No. 1802201096 and FIRST AMENDMENT thereto recorded in Cook County on May 31. 2018 as Document No. 1815106172, each made by Borrower to Lender to secure an indebtedness in the amount of \$11,276,334.00, to that portion of the premises therein described (and only the portion of the premises), situated in the County of Cook, State of Illinois and described below: Office

Property Hereby Released: See Exhibit A

Permanent Real Estate Index Numbers: See Exhibit A

PROVIDED HOWEVER, that this Partial Release shall not be construed to release, waive or in any manner affect or invalidate the lien of said Mortgage with respect to the remaining real estate described in said Mortgage. To the extent not previously released, the lien of said Mortgage shall remain in full force and effect as to the remainder of said real estate.

1910557028 Page: 2 of 3

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IN WITNESS WHEREOF, this Partial Release is executed and delivered by Lender this 30th day of August, 2017.

> REAL PROPERTY HOLDING - WESTERN SPRINGS IL, LLC, a Delaware limited liability company

<u>and</u>

REAL PROPERTY HOLDING - WESTERN SPRINGS IL PHASE 2, LLC, a Delaware limited liability company

DODON ON By: TIMBER TRAILS LLC, a Delaware limited liability company, each of said company's sole Member

By: MOF II HOLDINGS LLC, a Delaware limited liability company, its sole Member and sole Manager

ACKNO WLEDGEMENT

STATE OF ILLINOIS)

)SS.

COUNTY OF COOK)

I, the undersigned, a notary public, in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Kicked T. Allor to Jr., personally known or identified to me to be an authorized signatory of MOF II HOLDINGS LLC, sole Member of TIMBER TRAYS LLC, sole member of REAL PROPERTY HOLDING - WESTERN SPRINGS IL, LLC, a Delaware limited liability company, and REAL PROPERTY HOLDING - WESTERN SPRINGS IL PHASE 2, LLC, a Delaware limited liability company, appeared before me this day in person and acknowledged that as such authorized signatory he signed and delivered the said instrument pursuant to authority given by said limited liability companies, as his free and voluntary act, and as the free and voluntary act of said limited liability companies, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial seal this 30th day of August, 2017.

THIS INSTRUMENT WAS PREPARED BY AND SHOULD BE MAILED TO:

Scott D. Gudmundson, Esq. Gudmundson Law, P.C. 250 Parkway Drive, Suite 150 Lincolnshire, Illinois 60069

RADIA RMAIDI Notary Public - State of New York NO.01RM6361131 Qualified in New York County My Commission Expires Jul 3, 2021

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EXHIBIT A

LOT 114 IN TIMBER TRIALS SUBDIVISION UNIT 2, BEING A RESUBDIVISION OF OUTLOT N, IN TIMBER TRAILS SUBDIVISION UNIT 1, BEING A SUBDIVISION OF PART OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 18, TOWNSHIP 38 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 22, 2007 AS DOCUMENT NO. 0705315075, IN COOK COUNTY, ILLINOIS.

SOO Flag.

TO DOON OF COOK COUNTY CLOTH'S OFFICE 114 18-18-407-010-0000