

# UNOFFICIAL COPY

Doc#: 1912701046 Fee: \$54.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 05/07/2019 10:01 AM Pg: 1 of 4

**PREPARED BY:**

Gerri Brazeal  
Polsinelli  
900 W. 48<sup>th</sup> Place, Suite 900  
Kansas City, Missouri 64112

**AFTER RECORDING**

**PLEASE RETURN TO:**

World Wide Land Transfer  
ATTN: Juan Polistico  
31 West 34<sup>th</sup> Street, 8<sup>th</sup> Floor  
#8015  
New York, NY 10001

SPACE ABOVE FOR RECORDER'S USE ONLY

## RELEASE OF MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, WELLS FARGO BANK, NATIONAL ASSOCIATION, AS TRUSTEE, IN TRUST FOR THE BENEFIT OF THE HOLDERS OF HOSPITALITY 2017-HIT MORTGAGE TRUST COMMERCIAL MORTGAGE PASS-THROUGH CERTIFICATES, having an address of c/o KeyBank National Association, 11501 Outlook Street, Suite 300, Overland Park, Kansas 66211 ("Mortgagee"), for and in consideration of the payment of the sum of One Dollar (\$1.00) and other good and valuable consideration, the receipt whereof is hereby acknowledged, does hereby REMISE, RELEASE, CONVEY, and QUIT CLAIM unto HIT PORTFOLIO I OWNER, LLC, a Delaware limited liability company, ("Borrower") and HIT PORTFOLIO I TRS, LLC, a Delaware limited liability company ("Operating Lessee" and together with Borrower, collectively, "Mortgagor"), all liens Mortgagee has acquired in, through or by that certain Mortgage, Assignment of Leases, Rents and Hotel Revenue, and Security Agreement dated April 28, 2017, given by Mortgagor in favor of DEUTSCHE BANK AG, NEW YORK BRANCH, a branch of Deutsche Bank AG, a German bank, authorized by the New York Department of Financial Services ("DBNY"),

# UNOFFICIAL COPY

**CITIGROUP GLOBAL MARKETS REALTY CORP.**, a New York corporation (“**Citi**”), and **JPMORGAN CHASE BANK, NATIONAL ASSOCIATION**, a banking association chartered under the laws of the United States of America (“**JPM**”), and recorded on May 9, 2017, in the Recorder’s Office of Cook County, Illinois (“**Recorder’s Office**”), as Document No.1712929023 (the “**Mortgage**”); and DBNY assigned its interest in the Mortgage to **GERMAN AMERICAN CAPITAL CORPORATION**, a Maryland corporation (“**German**”, and together with JPM and Citi, collectively, “**Original Lender**”), by that certain Assignment of Mortgage, Assignment of Leases, Rents and Hotel Revenue, and Security Agreement dated July 5, 2017 and recorded on August 9, 2017, in the Recorder’s Office as Document No.1722108132; and Original Lender assigned the Mortgage to **WELLS FARGO BANK, NATIONAL ASSOCIATION, AS TRUSTEE, IN TRUST FOR THE BENEFIT OF THE HOLDERS OF HOSPITALITY 2017-HIT MORTGAGE TRUST COMMERCIAL MORTGAGE PASS-THROUGH CERTIFICATES** by that certain Assignment of Mortgage, Assignment of Leases, Rents and Hotel Revenue, and Security Agreement dated effective as of May 25, 2017 and recorded on August 9, 2017, in the Recorder’s Office as Document No.1722108134, the real property, described as follows:

See Exhibit A attached hereto and made a part hereof.

Permanent Real Estate Index Numbers: 17-10-12-120-021-0000, 17-10-12-120-037-0000, 17-10-12-120-040-0000, 17-10-12-120-041-0000, 17-10-12-120-042-0000, 17-10-12-120-043-0000, 17-10-12-120-044-0000, 17-10-12-120-038-0000, 17-10-12-120-039-0000

Address of Premises: 40 East Grand Avenue, Chicago, Illinois 60611

(Signature on the following page)

# UNOFFICIAL COPY

IN WITNESS WHEREOF, this Release of Mortgage is executed as of the 25 day of April, 2019.

WELLS FARGO BANK, NATIONAL ASSOCIATION, AS TRUSTEE, IN TRUST FOR THE BENEFIT OF THE HOLDERS OF HOSPITALITY 2017-HIT MORTGAGE TRUST COMMERCIAL MORTGAGE PASS-THROUGH CERTIFICATES

By: KeyBank National Association,  
as authorized agent

By: [Signature]  
Name: Michael A. Tilden  
Title: Vice President

STATE OF KANSAS )  
 )ss.  
COUNTY OF JOHNSON )

I, Julie Heese, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Michael A. Tilden personally known to me to be the Vice President of KeyBank National Association, as Authorized Agent for Wells Fargo Bank, National Association, as Trustee, in trust for the benefit of the holders of Hospitality 2017-HIT Mortgage Trust Commercial Mortgage Pass-Through Certificates, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such Vice President, he signed and delivered the said instrument, pursuant to authority given by the Board of Directors of said corporation, for the uses and purposes therein set forth.

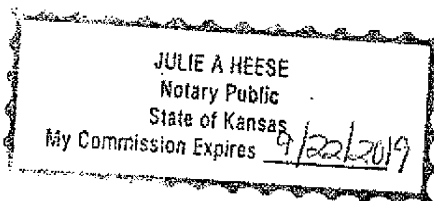
GIVEN under my hand and seal this 25 day of April, 2019.

[Signature]  
Notary Public in and for Said County and State

Julie Heese  
(Type, print or stamp the Notary's name below his or her signature.)

My Commission Expires:  
9/22/2019

[SEAL]



# UNOFFICIAL COPY

## EXHIBIT A LEGAL DESCRIPTION

### PARCEL I:

LOTS 2, 2A, 2B, 2C, 2D, 2E\*, 2E AND 2E\* IN NORTH BRIDGE SUBDIVISION, BEING A SUBDIVISION IN THE NORTHWEST 1/4 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THERE OF RECORDED DECEMBER 22, 2005 AS DOCUMENT NUMBER 0535603099, AND LETTER OF CORRECTION RECORDED JULY 28, 2009 AS DOCUMENT NUMBER 0920934018, SITUATED IN COOK COUNTY, ILLINOIS.

### PARCEL II:

EASEMENT FOR INGRESS, EGRESS AND THE USE OF PARKING SPACES GRANTED BY THE BLOCK 119 PARKING EASEMENT AGREEMENT (IN FAVOR OF BLOCK 120 HOTEL) DATED JULY 28, 1998 AND FILED OF RECORD ON AUGUST 4, 1998 AS DOCUMENT NUMBER 98684769 BY RN 120 COMPANY, LLC (GARAGE OWNER) AND RN 120 COMPANY, LLC (HOTEL OWNER). FIRST AMENDMENT RECORDED ON MAY 21, 1999 AS DOCUMENT NUMBER 99493014.

### PARCEL III:

EASEMENT FOR PURPOSES OF EXISTENCE, ATTACHMENT AND MAINTENANCE OF HOTEL OWNED FACILITIES IN THE RETAIL BUILDING; INGRESS AND EGRESS FOR USE; STRUCTURAL SUPPORT; USE OF FACILITIES TO PROVIDE THE HOTEL WITH UTILITIES OR OTHER SERVICES; USE AND MAINTENANCE OF SIGNS AND CANOPY, COMMON WALLS, CEILINGS AND FLOORS; RIGHT TO INSTALL, LAY, MAINTAIN, REPAIR AND REPLACE UTILITIES; DELIVERY AND TRASH AREAS, USE AND MAINTENANCE OF MECHANICAL ROOMS, STAIRWAYS; USE OF ELECTRIC RISER; USE AND MAINTENANCE OF SERVICE ELEVATOR, EXISTENCE OF ENCROACHMENTS AND EMERGENCY ACCESS GRANTED BY THE RECIPROCAL EASEMENT AND OPERATING AGREEMENT DATED MAY 18, 1999 AND FILED OF RECORD ON FEBRUARY 3, 1999 AS DOCUMENT NUMBER 99493019 BY RN 120 COMPANY, LLC AND EQUITY INNS PARTNERSHIP, L.P.

Property Address: 40 East Grand Avenue, Chicago, Illinois 60611

Permanent Real Estate Index Numbers: 17-10-12-120-021-0000, 17-10-12-120-037-0000, 17-10-12-120-040-0000, 17-10-12-120-041-0000, 17-10-12-120-042-0000, 17-10-12-120-043-0000, 17-10-12-120-044-000, 17-10-12-120-038-0000, 17-10-12-120-039-0000

Address of Premises: 40 East Grand Avenue, Chicago, Illinois 60611