

UNOFFICIAL COPY

RELEASE DEED ILLINOIS STATUTORY

MAIL TO:

Gary Whitlock
Akerman LLP
420 South Orange Ave., Suite 1200
Orlando, FL 32801



Doc# 1931745103 Fee \$88.00

RHSP FEE: \$9.00 RPRF FEE: \$1.00

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 11/13/2019 02:14 PM PG: 1 OF 3

RECORDER'S STAMP

CC# 11905402 LI 400
Property
Doc

Know All Men by These Presents, That JPMORGAN CHASE BANK, N.A. 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 THREE WAUKEGAN ROAD, L.L.C., an Illinois limited liability company, all right, title, interest, claim or demand whatsoever it may have acquired in, through or by a certain Construction Mortgage, Assignment, Security Agreement, and Fixture Filing dated September 7, 2004 and recorded in the Recorder's Office of Cook County, Illinois, as Document No. 0425439087 on September 10, 2004 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:

PARCEL 1:

A PARCEL OF LAND IN THE SOUTHWEST ¼ OF THE NORTHEAST ¼ OF SECTION 13, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE NORTH AND SOUTH CENTER SECTION LINE OF SAID SECTION 13 WHICH IS 85 FEET EASTERLY OF THE EASTERLY RIGHT OF WAY LINE OF THE CHICAGO AND NORTHWESTERN RAILWAY COMPANY, MEASURED AT RIGHT ANGLES THERETO; THENCE SOUTHEASTERLY PARALLEL TO SAID EASTERLY RIGHT OF WAY LINE 237.48 FEET, MORE OR LESS, TO THE EAST AND WEST CENTER SECTION LINE OF SAID SECTION; THENCE EASTERLY ON AND ALONG SAID EAST AND WEST CENTER SECTION LINE 155.73 FEET; THENCE NORTHWESTERLY PARALLEL TO SAID EASTERLY RIGHT OF WAY LINE OF SAID RAILWAY COMPANY FOR A DISTANCE OF 150 FEET; THENCE WEST PARALLEL TO SAID EAST AND WEST CENTER SECTION LINE TO A POINT WHICH IS 135 FEET EASTERLY OF THE EASTERLY RIGHT OF WAY LINE OF SAID RAILWAY COMPANY, MEASURED AT RIGHT ANGLES THERETO; THENCE NORTHWESTERLY PARALLEL TO SAID EASTERLY RIGHT OF WAY LINE OF SAID RAILWAY COMPANY TO SAID NORTH AND SOUTH CENTER SECTION LINE; THENCE SOUTHERLY ON AND ALONG SAID NORTH AND SOUTH CENTER SECTION LINE TO THE POINT OF BEGINNING, EXCEPTING THAT PORTION OF THE ABOVE DESCRIBED PREMISES LYING WESTERLY OF A LINE DRAWN PARALLEL TO AND 135 FEET EASTERLY OF THE EASTERLY RIGHT OF WAY LINE OF SAID RAILWAY COMPANY, MEASURED AT RIGHT ANGLES THERETO; SITUATED IN COOK COUNTY, ILLINOIS.

PARCEL 2:

LOT 2 OF THE RESUBDIVISION OF LOT 2 OF VILLAGE FRONTAGE SUBDIVISION, A RESUBDIVISION IN THE SOUTH ½ OF THE NORTH ½ OF SECTION 13, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE

Box 400

S ✓
P 3
S 1
M ✓
SC ✓
E ✓
M ✓

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THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, RECORDED DECEMBER 19, 2001, AS DOCUMENT 0011209603, IN THE OFFICE OF THE COOK COUNTY RECORDER, ILLINOIS.

Street Address of Property: 2100 Frontage Road, Glencoe, Cook County, Illinois 60022

P.I.N.: 04-13-112-045-0000
04-13-200-003-0000

The Mortgage was modified, assigned, or restated by the following instruments, all recorded in the Recorder's Office of Cook County, Illinois:

<u>Date of Instrument</u>	<u>Name of Instrument</u>	<u>Date Recorded</u>	<u>Document Number</u>
September 26, 2005	Modification of Loan Documents	October 21, 2006	0529405155
May 17, 2010	Modification of Loan Documents	May 28, 2010	1014833021
April 13, 2015	Modification of Loan Documents	May 6, 2015	1512616053
March 28, 2016	Assignment of Notes, Mortgage and Other Loan Document	March 30, 2016	1609034026
March 22, 2016	Amended and Restated Mortgage, Assignment of Leases and Rents, Security Agreement and Financing Statement	March 14, 2017	1707316080

Dated this 7th day of November, 2019

JPMORGAN CHASE BANK, N.A.

By: _____

Brian Zandstra
Executive Director

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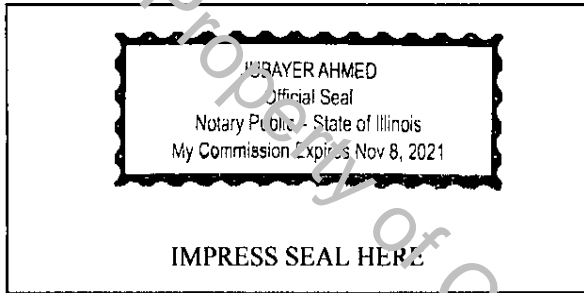
STATE OF ILLINOIS } ss
COUNTY OF COOK }

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Brian Zandstra, appeared before me this day in person, and acknowledged that he/she signed, sealed and delivered the instrument as his/her free and voluntary act, for the uses and purposes therein set forth.

Given under any hand and notarial seal, this 7th day of November, 2019.

Nubayr Ahmed
Notary Public

My commission expires on Nov 8, 2021.



NAME and ADDRESS OF PREPARER:

Lawrence A. Eiben
Akerman LLP
71 S. Wacker, Suite 4700
Chicago, Illinois 60606

PROPERTY OF COOK COUNTY CLERK'S OFFICE