

UNOFFICIAL COPY

RELEASE AND SATISFACTION OF LIEN

STATE OF ILLINOIS)
) SS
 COUNTY OF COOK)

WHEREAS, Maverick Pools, Inc., on December 28, 2017 recorded a Mechanic's Lien with the Cook County Recorder's Office as Document No. 1736247042 (the "Lien Claim") in the amount of \$375,047.25 against the Property hereinafter described on Exhibit "A", attached hereto; and

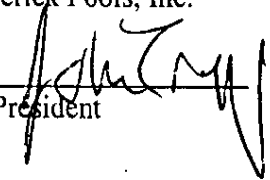
NOW, THEREFORE, the undersigned, for and in consideration of \$235,047.75 and other good and valuable consideration, the receipt of which is hereby acknowledged, Maverick Pools Inc., does hereby acknowledge satisfaction of and release of its Lien Claim and any and all liens or claims of rights of lien which it currently holds against the Property.

FOR THE PROTECTION OF THE OWNER, THIS RELEASE SHOULD BE FILED WITH THE RECORDER OF DEEDS IN WHOSE OFFICE THE CLAIM FOR LIEN WAS FILED.

IN WITNESS WHEREOF, this instrument has been executed by the undersigned this 10th day of December, 2019.

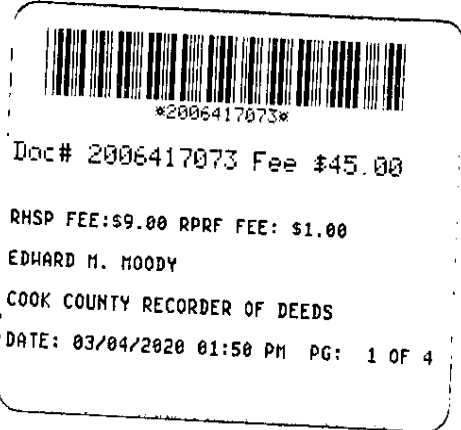
PIN # 14-30-301-009 & 008 & 006

Maverick Pools, Inc.

By: 
 Its: President

This Instrument Prepared By &
 Return to:
 EMALFARB, SWAN & BAIN
 798 Bob-O-Link Road
 Highland Park, Illinois 60035
 (847) 432-6900

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235,047.75

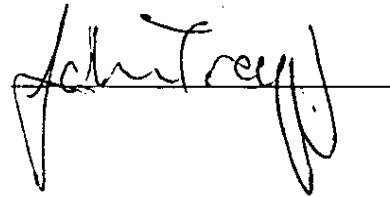
Cook County Recorder's Office

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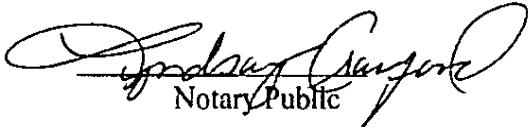
STATE OF ILLINOIS)
)
COUNTY OF LAKE) SS.

AFFIDAVIT

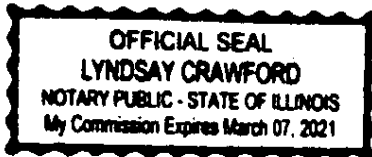
The affiant, John Traff, being first duly sworn, on oath deposes and states that he is authorized to execute this Release and Satisfaction of Lien, that he has read the foregoing and knows the contents thereof; and that all the statements contained therein are true.



Subscribed and Sworn to
before me this 10th day
of December 2019.


Notary Public

My Commission Expires: March, 7 2021



Property of Cook County Clerk's Office

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EXHIBIT "A"

TRACT 8A:

LOT 1 IN ASSESSOR'S SUBDIVISION OF PART OF THE SOUTH WEST 1/4 OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THAT PART OF SAID LOT 1 DESCRIBED AS FOLLOWS: COMMENCING AT THE INTERSECTION OF THE NORTH EAST LINE OF ELSTON AVENUE AND EAST LINE OF SAID SOUTH WEST 1/4 AND RUNNING THENCE NORTH WESTERLY ALONG THE SAID NORTHEASTERLY LINE OF ELSTON AVENUE 267 FEET, THENCE NORTHEASTERLY ON A LINE PERPENDICULAR TO NORTHEASTERLY LINE OF ELSTON AVENUE 90 FEET, THENCE NORTHWESTERLY ON A LINE PARALLEL TO THE NORTHEASTERLY LINE OF ELSTON AVENUE 20 FEET, THENCE NORTHEASTERLY ON A LINE PERPENDICULAR TO SAID NORTHEASTERLY LINE OF ELSTON AVENUE 206.68 FEET MORE OR LESS TO THE EAST LINE OF SAID SOUTH WEST 1/4, THENCE SOUTH ALONG SAID EAST LINE OF SOUTH WEST 1/4 412.78 FEET MORE OR LESS TO THE PLACE OF BEGINNING, AND ALSO EXCEPT THAT PART THEREOF LYING EASTERLY OF THE WEST LINE OF NORTH ROBEY STREET), IN COOK COUNTY, ILLINOIS.

TRACT 8B:

THAT PART OF LOT 1 IN ASSESSOR'S SUBDIVISION OF THE SOUTH WEST 1/4 OF SECTION 30, TOWNSHIP 30 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: COMMENCING AT THE INTERSECTION OF THE NORTHEASTERLY LINE OF ELSTON AVENUE AND THE EAST LINE OF SAID SOUTH WEST 1/4 AND RUNNING THENCE NORTHWESTERLY ALONG SAID NORTHEASTERLY LINE OF ELSTON AVENUE 237 FEET, THENCE NORTHEASTERLY ON A LINE PERPENDICULAR TO SAID NORTHEASTERLY LINE OF ELSTON AVENUE TO THE EAST LINE OF SAID SOUTH WEST 1/4 BEING THE PLACE OF BEGINNING OF THE PREMISES HEREBY DESCRIBED, THENCE SOUTHWESTERLY ALONG SAID LAST DESCRIBED PERPENDICULAR LINE TO SAID NORTHEASTERLY LINE OF ELSTON AVENUE, THENCE NORTHWESTERLY ALONG SAID NORTHEASTERLY LINE OF ELSTON AVENUE 30 FEET, THENCE NORTHEASTERLY ON A LINE PERPENDICULAR TO THE NORTHEASTERLY LINE OF ELSTON AVENUE 90 FEET, THENCE NORTHWESTERLY ON A LINE PARALLEL TO THE NORTHEASTERLY LINE OF ELSTON AVENUE 20 FEET, THENCE NORTHEASTERLY ON A LINE PERPENDICULAR TO SAID NORTHEASTERLY LINE OF ELSTON AVENUE 206.68 FEET MORE OR LESS TO THE EAST LINE OF SAID SOUTH WEST 1/4, THENCE SOUTH ALONG SAID EAST LINE OF THE SOUTH WEST 1/4 TO THE PLACE OF BEGINNING (EXCEPT THAT PART THEREOF LYING EASTERLY OF THE WEST LINE OF NORTH DAMEN AVENUE AS DESCRIBED BY DEED TO THE CITY OF CHICAGO RECORDED AS DOCUMENT NO. 9619091, IN COOK COUNTY, ILLINOIS).

TRACT 8C:

THAT PART OF LOT 1 IN ASSESSOR'S SUBDIVISION OF THE SOUTH WEST 1/4 OF SECTION 30, TOWNSHIP 30 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: COMMENCING AT THE INTERSECTION OF THE NORTHEASTERLY LINE OF ELSTON AVENUE AND THE EAST LINE OF SAID SOUTH WEST 1/4 AND RUNNING THENCE NORTHWESTERLY ALONG SAID NORTHEASTERLY LINE OF ELSTON AVENUE 237 FEET, THENCE NORTHEASTERLY IN A LINE PERPENDICULAR TO SAID NORTHEASTERLY LINE OF ELSTON AVENUE TO THE EAST LINE OF SAID SOUTH WEST 1/4; THENCE SOUTH ALONG SAID EAST LINE OF THE SOUTH WEST 1/4 TO THE PLACE OF BEGINNING (EXCEPTING THEREFROM THAT PART LYING EAST OF A LINE DRAWN THROUGH A POINT IN A LINE 74 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF SAID SOUTH WEST 1/4 OF SECTION 30, 800 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 30 AND THROUGH A POINT IN THE NORTHEASTERLY LINE OF ELSTON AVENUE 33 FEET WEST OF AND MEASURED AT RIGHT ANGLES THERETO THE EAST LINE OF SAID SOUTH WEST 1/4 OF SECTION 30; AND LYING SOUTH OF THE NORTH BRANCH OF THE CHICAGO RIVER, ALSO EXCEPT THAT PART OF LOT 1 DESCRIBED AS FOLLOWS: COMMENCING AT A POINT IN THE NORTHEASTERLY LINE OF ELSON AVENUE 33 FEET WEST OF AND MEASURED AT RIGHT ANGLES THERETO THE EAST LINE OF SAID SOUTHWEST 1/4 OF SECTION 30; THENCE NORTHERLY ALONG A LINE DRAWN THROUGH A POINT IN LINE 74 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF SAID SOUTH WEST 1/4 OF SECTION 30, 800 FEET NORTH OF SOUTH LINE OF SAID SECTION 30 TO A POINT IN THE NORTHEASTERLY LINE OF ELSTON AVENUE 33 FEET WEST OF AND MEASURED AT RIGHT ANGLES TO THE EAST LINE OF SAID SOUTH WEST 1/4 OF SECTION 30, 30 FEET, THENCE SOUTHWESTERLY TO A POINT IN THE NORTHEASTERLY LINE OF ELSTON AVENUE 30 FEET NORTHWESTERLY FROM THE PLACE OF BEGINNING, THENCE SOUTHEASTERLY ALONG THE NORTHEASTERLY LINE OF ELSTON AVENUE TO THE PLACE OF BEGINNING.

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TRACT 8D:

THAT PART OF LOT 1 IN SNOW ESTATE SUBDIVISION OF SUPERIOR COURT PARTITION OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THE SOUTH 20 ACRES); ALSO THAT PART OF THE SOUTHWEST 1/4 OF SAID SECTION 30, LYING NORTH AND EAST OF THE NORTH BRANCH OF THE CHICAGO RIVER; ALSO LOTS 2, 3, 4, 6, 7, 9 AND 11 IN THE ASSESSOR'S DIVISION OF THAT PART OF THE SOUTHWEST 1/4 OF SAID SECTION 30, LYING BETWEEN THE RAILROAD AND THE RIVER, WHICH PART OF LOT 1 IS MORE PARTICULARLY DESCRIBED AS BEING THAT PART OF LOT 1, WHICH IS BOUNDED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT, THENCE NORTHEASTERLY ALONG THE SOUTHEASTERLY LINE OF SAID LOT, 309.82 FEET TO THE WESTERLY LINE OF NORTH DAMEN AVENUE (NORTH ROBEY STREET), AS WIDENED, THENCE WESTERLY AT RIGHT ANGLES TO SAID WESTERLY LINE OF NORTH DAMEN AVENUE 20.94 FEET; THENCE SOUTHWESTERLY ALONG A LINE 14.0 FEET NORTHWESTERLY AND PARALLEL WITH THE SOUTHEASTERLY LINE OF SAID LOT A DISTANCE OF 149.0 FEET; THENCE SOUTHWESTERLY 145.92 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

PROPERTY OF Cook County Clerk's Office