

UNOFFICIAL COPY

Record and Return To:

JPMorgan Chase Bank, NA - DCS
201 N Central Ave Fl 16
Phoenix AZ 85004

Doc#: 2120007358 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 07/19/2021 01:03 PM Pg: 1 of 2

This Instrument Prepared By:

JPMorgan Chase Bank, NA - DCS
201 N Central Ave Fl 16
Phoenix AZ 85004

SATISFACTION OF Mortgage, Assignment of Leases and Rents, Security Agreement and Financing Statement

FOR VALUABLE CONSIDERATION RECEIVED, the receipt and sufficiency of which is hereby acknowledged, the undersigned, **JPMORGAN CHASE BANK, NA** does hereby certify that a certain Mortgage, Assignment of Leases and Rents, Security Agreement and Financing Statement, by **JPMorgan Chase Bank, N.A.** (collectively the "Borrower/Grantor"), has been paid in full and is hereby RELEASED AND SATISFIED IN FULL and the real estate described therein is fully released as described below:

Original Lender: **JPMorgan Chase Bank, N.A.** Dated: **11/22/2004** Recorded: **01/26/2005**

Instrument: **0502633150** in Cook County, Illinois

Property Address: **1400-1500 W. Dundee Road, Arlington Heights, IL 60004**

Parcel Tax ID: **03-06-302-016-0000**

Legal Description: **See Exhibit "A"**

The party executing this instrument is the present holder of the document described herein.

IN WITNESS WHEREOF, this instrument was executed and delivered by the undersigned on **07/12/2021**.

JPMorgan Chase Bank, N.A.

By: Andrea D. Mitchell

Name: **Andrea D. Mitchell**

Title: **Authorized Officer**

STATE OF **Texas** } s.s.
COUNTY OF **Tarrant**

On **07/12/2021**, before me, **Debbie Ragle**, Notary Public, personally appeared **Andrea D. Mitchell**, **Authorized Officer** of **JPMorgan Chase Bank, N.A.**, personally known to me (or proved to me the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that she/he/they executed the same in her/his/their authorized capacity(ies), and that by her/his/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

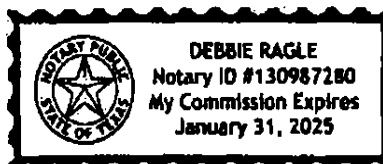
Witness my hand and official seal.

Debbie Ragle

Notary Public: **Debbie Ragle**

My Commission Expires: **01/31/2025**

Commission #: **130987280**



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EXHIBIT "A"

THE LAND REFERRED TO IN THIS COMMITMENT IS DESCRIBED AS FOLLOWS:

LOT 1 IN HONEYWELL'S FIRST SUBDIVISION OF THE SOUTH 1/2 OF GOVERNMENT LOTS 1 AND 2 (TAKEN AS A TRACT) OF THE SOUTHWEST 1/4 OF SECTION 6, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THAT PART OF LOT 1, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTH LINE OF SAID LOT 1, A DISTANCE OF 278.25 FEET WEST OF THE SOUTHEAST CORNER OF LOT 1 AFORESAID; THENCE NORTH 90 DEGREES, 00 MINUTE, 00 SECOND WEST ALONG THE SOUTH LINE OF SAID LOT 1, A DISTANCE OF 80.00 FEET TO A POINT; THENCE NORTH 00 DEGREE, 00 MINUTE, 00 SECOND EAST, A DISTANCE OF 60.00 FEET TO A POINT; THENCE SOUTH 90 DEGREES, 00 MINUTE, 00 SECOND EAST ALONG A LINE 60.00 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF SAID LOT 1, A DISTANCE OF 80.00 FEET TO A POINT; THENCE SOUTH 00 DEGREE, 00 MINUTE, 00 SECOND WEST, A DISTANCE OF 60.00 FEET TO THE POINT OF BEGINNING;

ALSO EXCEPTING THEREFROM:

THAT PART OF LOT 1 IN HONEYWELL'S FIRST SUBDIVISION, BEING A SUBDIVISION IN THE SOUTH 1/2 OF GOVERNMENT LOTS 1 AND 2 (TAKEN AS A TRACT) OF THE SOUTHWEST 1/4 OF SECTION 6, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 20, 1988 AS DOCUMENT 88320560, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 1; THENCE NORTH 90 DEGREES, 00 MINUTE, 00 SECOND WEST ALONG THE SOUTH LINE OF SAID LOT 1, A DISTANCE OF 278.25 FEET TO A POINT; THENCE NORTH 00 DEGREE, 00 MINUTE, 00 SECOND EAST A DISTANCE OF 719.93 FEET TO A POINT; THENCE NORTH 44 DEGREES, 12 MINUTES, 25 SECONDS EAST, A DISTANCE OF 41.47 FEET TO A POINT; THENCE SOUTH 89 DEGREES, 46 MINUTES, 00 SECOND EAST, A DISTANCE OF 518.35 FEET TO A POINT; THENCE SOUTH 39 DEGREES, 03 MINUTES, 35 SECONDS EAST, A DISTANCE OF 16.77 TO A POINT IN THE EASTERLY LINE OF SAID LOT 1, SAID EASTERLY LINE BEING A CURVED LINE NOT TANGENT, THENCE SOUTHWESTERLY ALONG THE EASTERLY LINE OF SAID LOT 1, (SAID EASTERLY LINE ALSO BEING THE WESTERLY RIGHT OF WAY LINE OF KENNICOTT AVENUE 80.00 FEET IN WIDTH), BEING THE ARC OF A CIRCLE CONVEX SOUTHEASTERLY, HAVING A RADIUS OF 310.00 FEET, A CHORD BEARING OF SOUTH 29 DEGREES, 18 MINUTES, 16 SECONDS WEST, A CHORD LENGTH OF 262.76 FEET, A DISTANCE OF 277.34 FEET TO A POINT OF REVERSE CURVE; THENCE CONTINUING ALONG THE EASTERLY LINE OF SAID LOT 1, BEING THE ARC OF A CIRCLE CONVEX NORTHWESTERLY, HAVING A RADIUS OF 390.00 FEET, A DISTANCE OF 208.36 FEET TO A POINT OF TANGENCY; THENCE SOUTH 00 DEGREE, 14 MINUTES, 00 SECOND WEST, CONTINUING ALONG THE EASTERLY LINE OF SAID LOT 1, A DISTANCE OF 174.41 FEET TO THE POINT OF BEGINNING;

ALSO EXCEPTING THEREFROM:

THAT PART OF LOT 1 IN HONEYWELL'S FIRST SUBDIVISION, BEING A SUBDIVISION IN THE SOUTH 1/2 OF GOVERNMENT LOTS 1 AND 2 (TAKEN AS A TRACT) OF THE SOUTHWEST 1/4 OF SECTION 6, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 20, 1988 AS DOCUMENT 88320560, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 1; THENCE SOUTH 89 DEGREES, 50 MINUTES, 39 SECONDS WEST ALONG THE NORTH LINE OF SAID LOT 1, A DISTANCE OF 597.32 FEET TO A POINT; THENCE SOUTH 00 DEGREE, 03 MINUTES, 06 SECONDS WEST, A DISTANCE OF 454.46 FEET TO A POINT; THENCE SOUTH 89 DEGREES, 46 MINUTES, 00 SECOND EAST, A DISTANCE OF 595.87 FEET TO A POINT ON THE EASTERLY LINE OF SAID LOT 1; THENCE NORTH 00 DEGREE, 14 MINUTES, 00 SECOND EAST ALONG THE EASTERLY LINE OF SAID LOT 1, BEING THE WESTERLY RIGHT OF WAY LINE OF KENNICOTT AVENUE, 80.00 FEET IN WIDTH, A DISTANCE OF 458.52 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS;