

RELEASE OF MORTGAGE

IN THE OFFICE OF THE
COOK COUNTY RECORDER
OF DEEDS, ILLINOIS

THIS DOCUMENT PREPARED BY:

Vasili Liosatos, Esq.
55 W Monroe STE 2445
Chicago IL 60603

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Doc# 2126722037 Fee \$59.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 09/24/2021 12:54 PM PG: 1 OF 5

FOR RECORDER'S USE ONLY

Tandem Realty Corporation, a dissolved Illinois limited liability company, pursuant to its winding up procedure, hereby files this **RELEASE OF MORTGAGE** as to the Mortgage, previously dated February 12, 2004 and recorded on February 27, 2004 as Document No. 0405847023 made by Timber Court LLC to Tandem Realty Corporation to secure an indebtedness in the amount of \$100,000.00, and the terms and conditions thereof, with the Office of the Cook County Recorder of Deeds, in Illinois.

It is further stated that said **Mortgage** has been fully and completely satisfied and any right, title interest, claim, or demand whatsoever Mortgagee may have acquired in, through or by said Mortgage, in reference to the below property, to wit:

PIN: MULTIPLE PINS (See Legal Description)

**Address of Real Estate: 3400-3420 N. Old Arlington Heights Road, Arlington Heights, IL 60004
MULTIPLE UNITS (See Legal Description)**

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LEGAL DESCRIPTION:

See attached **Exhibit A**

IS HEREBY RELEASED.

(CT) 21012700NSD

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IN WITNESS WHEREOF, said Grantor has caused his/her/its name to be signed to this RELEASE OF MORTGAGE as of this 21 day of JUNE, 2021.

Raymond Cahnman
TANDEM REALTY CORPORATION

DATE: 7-21-2021

By: Raymond Cahnman, as sole shareholder

STATE OF ILLINOIS

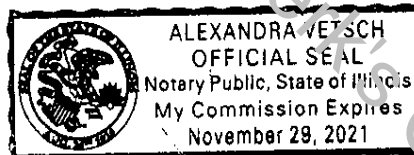
) SS.

COUNTY OF DUPAGE

I, the undersigned, a notary public in and for the State and County aforesaid, do hereby certify that, **Raymond Cahnman, as sole shareholder**, personally known to me to be the same person whose name is subscribed to in the foregoing instrument, appeared before me this day in person and acknowledged that he/she/they signed and delivered the said instrument as his/her/their free and voluntary act for the uses and purposes therein set forth.

Given, under my hand and notarial seal this 21 day of July, 2021.

Alexandra Vetsch
NOTARY PUBLIC



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EXHIBIT A

LEGAL DESCRIPTION

The Land effected by the RELEASE OF MORTGAGE is described as follows:

Units 201A, 201B, 202A, 202B, 203A, 204A, 204B, 205A, 205B, 208A, 208B, 209B, 301A, 301B, 302A, 302B, 303B, 304B, 305B, 306A, 306B, 308A, 308B, 309A, 309B, 401B, 402A, 402B, 403B, 404B, 406B, 408B, 409A, 409B, 501A, 501B, 502A, 502B, 503A, 503B, 504A, 504B, 506A, 506B, 508A, 508B, 509A, 509B IN THE TIMBER COURT CONDOMINIUM ASSOCIATION, AS DEPICTED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 10 (EXCEPT THE NORTH 33.00 FEET THEREOF) AND 11, BOTH INCLUSIVE, IN FREEDOM SMALL FARMS, BEING A SUBDIVISION OF THE NORTH 485.60 FEET (EXCEPT THE EAST 307.95 FEET THEREOF), TOGETHER WITH THE EAST 433.50 FEET (EXCEPT THE NORTH 485.60 FEET THEREOF) OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 SECTION 8, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO THE EAST 433.50 FEET OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 8, ACCORDING TO THE SUBDIVISION THEREOF RECORDED JUNE 17, 1941 AS DOCUMENT NO. 12703394, IN COOK COUNTY, ILLINOIS; AND

THAT PART OF LOTS 12 THROUGH 14, BOTH INCLUSIVE, IN FREEDOM SMALL FARMS, BEING A SUBDIVISION OF THE NORTH 485.60 FEET (EXCEPT THE EAST 307.95 FEET THEREOF), TOGETHER WITH THE EAST 433.50 FEET (EXCEPT THE NORTH 485.60 FEET THEREOF) OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 8, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO THE EAST 433.50 FEET OF THE NORTH HALF OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 8, ACCORDING TO THE SUBDIVISION THEREOF RECORDED JUNE 17, 1941 AS DOCUMENT NO. 12703394 DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 14 IN FREEDOM SMALL FARMS, THENCE NORTH 89 DEGREES 34 MINUTES 19 SECONDS WEST ALONG THE SOUTH LINE OF SAID LOT 14, 239.70 FEET; THENCE NORTH 00 DEGREES 00 MINUTES 41 SECONDS EAST 300.03 FEET; THENCE NORTH 89 DEGREES 34 MINUTES 02 SECONDS WEST, 160.00 FEET TO AN INTERSECTION WITH THE WEST LINE OF SAID LOT 12; THENCE NORTH 00 DEGREES 00 MINUTES 41 SECONDS EAST ALONG THE WEST LINE OF SAID LOT 12, 10.00 FEET TO THE NORTHWEST CORNER OF SAID LOT 12; THENCE SOUTH 89 DEGREES 34 MINUTES 02 SECONDS EAST ALONG THE NORTH LINE OF SAID LOT 12, 399.701 FEET TO THE NORTHEAST CORNER OF SAID LOT 12; THENCE SOUTH 100 DEGREES 00 MINUTES 41 SECONDS WEST ALONG THE EAST LINE OF SAID LOTS 12 THROUGH 14, 310.01 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS;

WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT 'D' TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED OCTOBER 23, 2007 IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 0729616067, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS

(PINS OF ALL EFFECTED UNITS BELOW):

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PINS:

03-08-100-059-1001 201B
03-08-100-059-1002 202B
03-08-100-059-1004 204B
03-08-100-059-1005 205B
03-08-100-059-1006 206B
03-08-100-059-1007 207B
03-08-100-059-1008 208B
03-08-100-059-1009 209B
03-08-100-059-1010 301B
03-08-100-059-1011 302B
03-08-100-059-1012 303B
03-08-100-059-1013 304B
03-08-100-059-1014 305B
03-08-100-059-1015 306B
03-08-100-059-1016 307B
03-08-100-059-1017 308B
03-08-100-059-1018 309B
03-08-100-059-1019 401B
03-08-100-059-1020 402B
03-08-100-059-1021 403B
03-08-100-059-1022 404B
03-08-100-059-1023 405B
03-08-100-059-1024 406B
03-08-100-059-1025 407B
03-08-100-059-1026 408B
03-08-100-059-1027 409B
03-08-100-059-1028 501B
03-08-100-059-1029 502B
03-08-100-059-1030 503B
03-08-100-059-1031 504B
03-08-100-059-1032 505B
03-08-100-059-1033 506B
03-08-100-059-1034 507B
03-08-100-059-1035 508B
03-08-100-059-1036 509B
03-08-100-059-1037 201A
03-08-100-059-1038 202A
03-08-100-059-1039 203A
03-08-100-059-1040 204A
03-08-100-059-1041 205A
03-08-100-059-1042 206A
03-08-100-059-1043 207A
03-08-100-059-1044 208A
03-08-100-059-1045 209A
03-08-100-059-1046 301A
03-08-100-059-1047 302A
03-08-100-059-1048 303A
03-08-100-059-1049 304A
03-08-100-059-1050 305A
03-08-100-059-1051 306A
03-08-100-059-1052 307A
03-08-100-059-1053 308A
03-08-100-059-1054 309A
03-08-100-059-1055 401A
03-08-100-059-1056 402A

03-08-100-059-1057 403A
03-08-100-059-1058 404A
03-08-100-059-1059 405A
03-08-100-059-1060 406A
03-08-100-059-1061 407A
03-08-100-059-1062 408A
03-08-100-059-1063 409A
03-08-100-059-1064 501A
03-08-100-059-1065 502A
03-08-100-059-1066 503A
03-08-100-059-1067 504A
03-08-100-059-1068 505A
03-08-100-059-1069 506A
03-08-100-059-1070 507A
03-08-100-059-1071 508A
03-08-100-059-1072 509A

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EXHIBIT A, continued

LOTS 10 AND 16 IN FREEDOM SMALL FARMS, A SUBDIVISION OF THE NORTH 485.6 FEET (EXCEPT THE EAST 307.95 FEET THEREOF) TOGETHER WITH THE EAST 433.5 FEET (EXCEPT THE NORTH 485.6 FEET THEREOF) OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 6, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 03-08-100-013-000, Vol. 231 (Lot 10)
03-08-100-019-000, Vol. 231 (Lot 16)

Property of Cook County Clerk's Office