

# UNOFFICIAL COPY

**This Instrument Prepared by:**

Nell Reiting  
Lathrop GPM LLP  
2101 Cedar Springs Road  
Suite 1400  
Dallas, TX 75201

**After Recording Return to:**

Archwest  
19800 MacArthur Blvd #1150  
Irvine CA 92612



\*2209440018\*

Doc# 2209440018 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 04/04/2022 11:05 AM PG: 1 OF 5

(For Recorder's Use Only)

## RELEASE OF MORTGAGE

**KNOW ALL MEN BY THESE PRESENTS,**

THAT 5AIF NUTMEG, LLC, a Delaware limited liability company ("**Lender**"), having an address at 19800 MacArthur Blvd., Ste. 1150, Irvine, CA 92612, the owner of that certain Mortgage, Assignment of Rents, Security Agreement and Fixture Filing dated as of May 15, 2018 made by Optimum International LLC, a Wyoming limited liability company ("**Borrower**") in favor of Summit Hill Capital LLC ("**Original Lender**") and recorded June 21, 2018 as Document No. 1817229315 in the office of the Recorder of Deeds for Cook County, Illinois (as amended, modified, or assigned by each of the documents listed on Schedule 1 attached hereto, the "**Mortgage**"), and that certain Absolute Assignment of Lessor's Interest in Leases and Rents dated May 15, 2018 made by Borrower in favor of Original Lender and recorded July 20, 2018 as Document 1820119228 in the office of the Recorder of Deeds for Cook County, Illinois (as amended, modified, or assigned by each of the documents listed on Schedule 1 attached hereto, the "**ALR**") securing that certain Promissory Note dated May 15, 2018 by Borrower in favor of Original Lender in the original principal amount of \$176,250.00 (the "**Note**"), concerning the real estate described on Exhibit A attached hereto.

DOES HEREBY acknowledge full payment and release of said Note, Mortgage and ALR and surrenders, cancels, and satisfies the Note, Mortgage and ALR and hereby directs said Recorder to release the Mortgage and ALR of record.

[Signature Page Follows]

FIDELITY NATIONAL TITLE

0621030409

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IN WITNESS WHEREOF, the undersigned has executed this Release of Mortgage as of this 25 day of June, 2021.

**LENDER:**

5AIF NUTMEG, LLC, a Delaware limited liability company

By: 

Name: Timothy Gannaway

Title: Executive Vice President

Property of Cook County Clerk's Office

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**CALIFORNIA ACKNOWLEDGMENT**

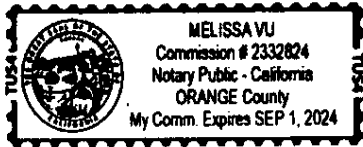
CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California }  
County of ORANGE }

On JUNE 25, 2021 before me, MELISSA VU, NOTARY PUBLIC  
*Date Here Insert Name and Title of the Officer*  
personally appeared TIMOTHY GANNAWAY  
*Name(s) of Signer(s)*

who proved to me on the basis of satisfactory evidence to be the person~~(s)~~ whose name~~(s)~~ is/~~are~~ subscribed to the within instrument and acknowledged to me that he/~~she~~/~~they~~ executed the same in his/~~her~~/~~their~~ authorized capacity~~(ies)~~, and that by his/~~her~~/~~their~~ signature~~(s)~~ on the instrument the person~~(s)~~, or the entity upon behalf of which the person~~(s)~~ acted, executed the instrument.



I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature [Handwritten Signature]

Place Notary Seal and/or Stamp Above

Signature of Notary Public

**OPTIONAL**

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

**Description of Attached Document**

Title or Type of Document: \_\_\_\_\_

Document Date: \_\_\_\_\_ Number of Pages: \_\_\_\_\_

Signer(s) Other Than Named Above: \_\_\_\_\_

**Capacity(ies) Claimed by Signer(s)**

Signer's Name: \_\_\_\_\_ Signer's Name: \_\_\_\_\_

Corporate Officer – Title(s): \_\_\_\_\_  Corporate Officer – Title(s): \_\_\_\_\_

Partner –  Limited  General  Partner –  Limited  General

Individual  Attorney in Fact  Individual  Attorney in Fact

Trustee  Guardian or Conservator  Trustee  Guardian or Conservator

Other: \_\_\_\_\_  Other: \_\_\_\_\_

Signer is Representing: \_\_\_\_\_ Signer is Representing: \_\_\_\_\_

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## SCHEDULE 1

Mortgage, Assignment of Rents, Security Agreement and Fixture Filing, dated May 15, 2018 between Optimum International LLC, a Wyoming Limited Liability Company and Summit Hill Capital LLC, a New Jersey limited liability company, to secure note of \$176,250.00, recorded June 21, 2018 as document number 1817229315.

Absolute Assignment and Assumption of Mortgage and Loan Documents, dated May 14, 2018 between Summit Hill Capital, LLC, a New Jersey limited liability company and 5 Arch Funding Corp., a California corporation, recorded July 20, 2018 as document number 1820119229.

Absolute Assignment of Mortgage and Loan Documents, dated June 29, 2018 between 5 Arch Funding Corp., 5 Arch Income Fund 2, LLC, 5AIF Maple, LLC, and 5AIF Maple 2, LLC, recorded July 20, 2018 as document number 1820119230.

Absolute Assignment of Mortgage and Loan Documents, dated September 27, 2018 between 5AIF Maple 2, LLC, 5AIF Juniper 2 DEP, LLC, and 5AIF Juniper 2, LLC, recorded October 18, 2018 as document number 1829119231.

Absolute Assignment of Mortgage and Loan Documents, dated June 26, 2019 between 5AIF Juniper 2, LLC, 5 Arch Income Fund 2, LLC and 5AIF Nutmeg, LLC, recorded October 1, 2019 as document number 1927446215.

Absolute Assignment of Lessor's Interest in Leases and Rents, dated May 15, 2018 between Optimum International LLC and Summit Hill Capital LLC, a New Jersey limited liability company, recorded July 20, 2018 as document number 1820119228.

Absolute Assignment and Assumption of Mortgage and Loan Documents, dated May 14, 2018 between Summit Hill Capital, LLC, a New Jersey limited liability company and 5 Arch Funding Corp., a California corporation, recorded July 20, 2018 as document number 1820119229.

Absolute Assignment of Mortgage and Loan Documents, dated June 29, 2018 between 5 Arch Funding Corp., 5 Arch Income Fund 2, LLC, 5AIF Maple, LLC, and 5AIF Maple 2, LLC, recorded July 20, 2018 as document number 1820119230.

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## EXHIBIT A

### LEGAL DESCRIPTION

Lot 2 in Frederick K. Cox's Subdivision of Lots Ten (10) through Sixteen (16) inclusive in Praham's Resubdivision of Block Seven (7), in Hill and Pike's Addition to South Englewood, being a Subdivision of the South Half (1/2) of the West Half (1/2) of the Southeast Quarter (1/4) of Section 32, Township 38 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Common Address: 8626 S. Carpenter St., Chicago, IL 60620

Real Estate Tax Parcel Numbers: 20-32-426-024-0000

Property of Cook County Clerk's Office