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Doc#: 2211518281 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 04/25/2022 01:32 PM Pg: 1 of 7

Instrument prepared by:
Landmark Dividend

Return to: Fidelity National Title Insurance Co.
7130 Glen Forest Dr., Suite #300
Richmond, VA 23226
File No: 16198709
Asset ID: BB132027
State: IL
County: Cook

RELEASE OF MORTGAGE

KNOW ALL MEN BY THESE PRESENTS THAT:

Wilmington Trust, National Association, as Indenture Trustee, DOES HEREBY CERTIFY that a certain Mortgage, made by LMRK PropCo LLC, a Delaware limited liability company recorded on **04/06/2018** as **Instrument # 1809646083** in the office of the Recorder of Deeds of Cook County, in the State of Illinois, is fully paid, satisfied, released and discharged.

Permanent Real Estate Index Number(s): 09-34-300-043
Address(es) of premises: 2500 E Devon Des Plaines IL 60018

SEE FOLLOWING PAGES FOR LEGAL DESCRIPTION AND SIGNATURES

This Instrument is being filed as an accommodation only. It has not been examined as to its execution, insurability or affect on title.

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EXHIBIT A

Legal Description

PROPERTY NO. 1:

IL, Cook
 BB121713
 15284876

An interest in land, said interest being over a portion of the following described parent parcel:

Lot 4 in California Industrial Park Subdivision, being a resubdivision of part of the Northeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 25, Township 36 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois.

AND BEING the same property conveyed to Lucky Development, L.L.C., a limited liability company from Hill Concrete Products, Inc. by Warranty Deed dated July 24, 1998 and recorded August 20, 1998 in Instrument No. 98736044.

Tax Parcel No. 28-25-104-048

PROPERTY NO. 2:

IL, Cook
 BB121073
 14984051

An interest in land, said interest being over a portion of the following described parent parcel:

Lot 8 in Frederick H. Bartlett's 48TH Ave. Subdivision of Lot A except railroad in the Circuit Court Partition of the South $\frac{1}{2}$ and that part of the Northwest $\frac{1}{4}$ lying South of Illinois and Michigan Canal Reserve of Section 3, Township 38 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois.

SUBJECT TO AND TOGETHER WITH covenants, conditions and restrictions of record, private, public and utility easements and roads and highways, party wall rights and agreements, existing leases and tenancies, special taxes or assessment for improvements not yet completed, any confirmed special tax or assessment, installments not due at the date hereof of any special tax or assessment for improvements heretofore below, mortgage or trust deed specified below, general taxes for the year 2009 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s); easements of record; least to Windsor Outdoor LLC; Declaration and Reservation: Sign Control and Revenue Reservation; and Perpetual Easement and Assignment between Lakeside Bank as Trustee under Trust Agreement dated June 26, 1996 and known as Trust number 10-1775 and 4222 Sign Company LLC, recorded on August 9, 2010 as document number 1022145023.

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AND BEING the same property conveyed to Gerardo Hernandez and Maria Belen Dorado from North Star Trust Company, an Illinois corporation, as Successor Trustee to Lakeside Bank, in pursuance of a Trust Agreement dated the 26th day of June, 1996 and known as Trust Number 10-1775 by Trustee's Deed dated August 13, 2010 and recorded August 31, 2010 in Instrument No. 1024333058.

Tax Parcel No. 19-03-105-007

Said interest being over land more particularly described by the following description:

SIGN PARCEL

That part of Lot 8 in Frederick H. Bartlett's 48th Ave. Subdivision of Lot A except railroad in the Circuit Court partition of the South 1/2 and that part of the Northwest 1/4 lying South of Illinois and Michigan Canal reserve of Section 3, Township 38 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois, described as follows:

Commencing at the Northeast corner of said Lot 8; thence West along the North line of said Lot 8, 34.00 feet; thence South at a right angle to the last described line; 36.00 feet to the point of beginning; thence continuing South 20.00 feet; thence East at a right angle to the last described line 30.00 feet; thence North at a right angle to the last described line, 20.00 feet; thence West at a right angle to the last described line, 30.00 feet to the point of beginning.

SIGN AIR RIGHTS PARCEL

That part of Lot 8 in Frederick H. Bartlett's 48th Ave. Subdivision of Lot A except railroad in the Circuit Court partition of the South 1/2 and that part of the Northwest 1/4 lying South of Illinois and Michigan Canal Reserve of Section 3, Township 38 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois, described as follows:

Beginning at the Northeast corner of said Lot 8; thence West along the North line of said 8, 37.00 feet; thence South at a right angle to the last described line, 66.00 feet; thence East at a right angle to the last described line, 66.00 feet; thence East at a right angle to the last described line, 37.00 feet, more or less, the East line of said Lot 8; thence North along said East line of Lot 8, 66.00 feet, more or less, to the point of the beginning lying above a horizontal plane located 18.00 feet above the current surface grade of adjacent Knox Avenue; and all of that part of Lot 8 in Frederick H. Bartlett's 48th Ave. Subdivision of Lot A except Railroad in the Circuit Court Partition of the South 1/2 and that part of the Northwest 1/4 lying South of Illinois and Michigan Canal Reserve of Section 3, Township 38 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois lying above a horizontal plane 50.00 feet above the surface grade of adjacent Knox Avenue, Chicago, Illinois and located within a radius of 175.00 feet in each direction from the center point of the existing sign pole upon which the Billboard Sign is currently erected.

ACCESS EASEMENT PARCEL:

That part of Lot 8 in Frederick H. Bartlett's 48th Ave. Subdivision of Lot A except railroad in the Circuit Court partition of the South 1/2 and that part of the Northwest 1/4 lying South of Illinois and Michigan Canal Reserve of Section 3, Township 38 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois, described as follows:

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Beginning at the Northeast corner of said Lot 8; thence West along the North line of said 8, 34.00 feet; thence South at a right angle to the last described line, 56.00 feet; thence East at a right angle to the last described line, 30.00 feet, thence North at a right angle to the last described line, 32.00 feet; thence East at a right angle to the last described line, 4.00 feet, ore or less to the East line of said Lot 8; thence North along said East line of Lot 8, 24.00 feet, more or less, to the point of beginning.

UTILITY EASEMENT PARCEL:

That part of Lot 8 in Frederick H. Bartlett's 48th Ave. Subdivision of Lot A except railroad in the Circuit Court partition of the South 1/2 and that part of the Northwest 1/4 lying South of Illinois and Michigan Canal Reserve of Section 3, Township 38 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois, described as follows:

Commencing at the Northeast corner of said Lot 8; thence West along the North line of said Lot 8, 125.79 feet to the Northwest corner of said Lot 8; thence South along the West line of said Lot 8, 21.99 feet to the point of beginning; thence continuing South along said West line, 10.16 feet; thence Southeasterly, 112.57 feet; thence Northeasterly at a right angle to the last described line 10.00 feet; thence Northeasterly at a right angle to the last described line, 114.34 feet to the point of beginning.

PROPERTY NO. 3:

IL, Cook
BB142851
18041108

An interest in land, said interest being over a portion of the following described parent parcel:

Lots 9 and 10 in Block 14 in Newberry's Addition to Chicago in the Northwest ¼ of Section 9, Township 39 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

AND BEING the same property conveyed to BCL-Ontario, LLC, an Illinois limited liability company from 215 Ontario, LLC, an Illinois limited liability company by Warranty Deed dated September 16, 2013 and recorded September 23, 2013 in Instrument No. 1326610041; AND FURTHER CONVEYED to SJI Partners LLC, an Illinois limited liability company from BCL-Ontario LLC by Memorandum of Agreement dated September 11, 2013 and recorded October 15, 2013 in Instrument No. 1328829073.

Tax Parcel No. 17-09-230-006

PROPERTY NO. 4:

IL, Cook
BB100007
11915163

An Easement Estate, said easement being a portion of the following described parent parcel:

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Lot 1 in W.J. O'Briens Subdivision of part of the North East 1/4 of the North East 1/4 of Section 33, Township 41 North, Range 12 East of the Third Principal Meridian, in Cook County, Illinois.

AND BEING the same property conveyed to First Illinois Bank of Wilmette, its successor or successors, as Trustee under the provisions of a trust agreement dated the 23rd day of October 1989, and known as Trust Number TWB0840 from Sound and Stagecraft Projection Service, Inc., an Illinois corporation by Deed in Trust dated December 14, 1989 and recorded December 15, 1989 in Instrument No. 89598417.

Said Easement being more particularly described by the following description:

EXHIBIT B

That certain Lease Agreement dated March 15, 1994, further ratified by and between Higgins Printing Inc., an Illinois corporation, whose mailing address is 2410 South River Road, Des Plaines, Illinois 60018, ("Lessor") and New Cingular Wireless PCS, LLC, a Delaware limited liability company, successor-in-interest to Southwestern Bell Mobile Systems, Inc. d/b/a Cellular One Chicago, whose address is 6100 Atlantic Boulevard, Norcross, Georgia 30071 ("Lessee"), Site ID B-019, for the property located at 2410 South River Road, Des Plaines, IL 60018.

That certain Lease Agreement dated April 16, 2003, by and between Chicago Title Land Trust Company, as successor to First Illinois Bank of Wilmette, as Trustee under a Trust Agreement dated October 23, 1989 and known as Trust Number TWB0840, whose mailing address is 85 West Algonquin Road, Suite 430, Arlington Heights, Illinois 60005, attention Mary Bray, Trust Office ("Lessor") and the Lamar Companies formerly known as Premere Outdoor, Inc., whose address is 1770 West 41st Avenue, Gary, Indiana 46408 ("Lessee"), Sign Lease No. 8675, for the property located at 12410 South River Road, Des Plaines, IL 60018.

That certain Lease Agreement dated February 27, 1996, further amended by and between Chicago Title Land Trust Company as successor to First Illinois Bank of Wilmette, as Trustee under a Trust Agreement dated October 23, 1989 and known as Trust Number TWB0840, whose address is 85 W. Algonquin Road, Suite 430, Arlington Heights, Illinois 60005, ("Lessor") and Crown Castle GT Company LLC as the successor-in-interest to Chicago SMSA Limited Partnership ("Lessee"), whose address is 2000 Corporate Drive, Canonsburg, PA 15317, Site ID BUN 817421, for the property located at 12410 South River Road, Des Plaines, IL 60018.

PROPERTY NO. 5:

IL, Cook
BB132027
16198709

PARCEL 1:

That part of Lot 2 in Gerhard Huehl Estate Division in Section 3, Township 40 North, Range 12 East of the Third Principal Meridian and Section 34, Township 41 North, Range 12 East of the Third Principal Meridian, described as follows: Beginning at the Southwest corner of said Lot 2, also being the Southwest corner of said Section 34; thence East along the South line of said Lot 2, 145.68 feet; thence North on a line perpendicular to the last described line, 265.28 feet to a point on the North line of said

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Lot 2; thence West along the North line of said Lot 2, 135.02 feet to the Northwest corner of said Lot 2, thence South along the West line of said Lot 2, 269.28 feet to tile point beginning (except that part thereof lying West of a line drawn from a point in the North line of said Lot 2 which is 4.86 feet East of the Northwest corner of said Lot 2 to a point in the North line of Devon Avenue, which is 18.08 feet East of the West line of said Lot 2, and except that part dedicated for Devon Avenue); (except that part described as follows: Beginning at the Northwest corner of said tract, thence East along the North of said tract 63.00 feet; thence South at right angles to the last described line, a distance of 40.00 feet, thence West, along a line parallel to the North line of said tract, 61.20 feet, more or less, to the West line of said tract, thence North along the West line of said tract, 40.04 feet, more or less, to the point of beginning), all in Cook County, Illinois.

PARCEL 2.

Non-exclusive, perpetual easement for the benefit of Parcel 1 for ingress and egress across the parking and driveway areas of the land described in Parcel A in Amendment 0625555220, as may exist from time to time, for the purpose of installing, mainting, eplacing, servicing, repairing or removing the billboard sign located on said Parcel 1, as created by Easement Grant and Agreement dated August 15, 2005 and recorded September 26, 2005 as Document 0526949118, as Amended by Amendment and Restated Declaration dated August 15, 2006 and recorded September 12, 2006 as Document 0625555220.

AND BEING the same property conveyed to LD Acquisition Company 9 LLC, a Delaware limited liability company from Landmark Infrastructure Holding Company LLC, a Delaware limited liability company by Warranty Deed dated May 28, 2013 and recorded on June 5, 2013 as Instrument 1315629073.

Tax Parcel No. 09-34-300-043

PROPERTY NO. 6:

IL, Cook
BB142888
18190073

An interest in land, said interest being over a portion of the following described parent parcel:

The North $2\frac{1}{2}$ acres of the South 11 acres of the North 22.32 acres of the Northwest Fractional Quarter of the Southeast $\frac{1}{4}$ (except the West $1\frac{1}{4}$ acres) of Section 6, Township 36 North, Range 14 East of the Third Principal Meridian, lying South of the Indian Boundary Line, in Cook County, Illinois.

AND BEING the same property conveyed to Standard Bank and Trust Company, a corporation of Illinois as Trustee of a Trust Agreement dated the 18th day of April, 2000, and known as Trust Number 16570 from Stephen W. Garrett and Hyewon Garrett by Deed in Trust dated June 18, 2000 and recorded February 16, 2001 in Instrument No. 0010130582; AND BEING FURTHER conveyed to Stephen W. Garrett and Hyewon Garrett from Standard Bank and Trust Company, a corporation of Illinois as Trustee of a Trust Agreement dated the 18th day of April, 2000, and known as Trust Number 16570, by Indenture dated May 2, 2005 and recorded May 25, 2005 in Instrument No. 0514508076.

Tax Parcel No. 29-06-407-012