

UNOFFICIAL COPY

Doc#: 2234933099 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 12/15/2022 10:28 AM Pg: 1 of 3

RELEASE OF LIEN (ILLINOIS)

Above Space for Recorder's Use Only

WHEREAS MISSION HILLS HOMEOWNERS ASSOCIATION recorded a lien, document number 2202715020, with the Cook County Recorder of Deeds in the amount of \$320,281.27 on January 27, 2022; and

WHEREAS said lien is for the nonpayment of 12% of the security services and maintenance charges for a security guard gate allowing ingress and egress to the residential units at Mission Hills pursuant to a settlement agreement with Mission Hills Property, LLC and RSD Mission Hills, LLC; and

WHEREAS RSA PROPERTIES MISSION HILLS, LLC seeks a release of said lien to clear title to property it owns located at 3600 Techny Road, Northbrook, Illinois, 60062, commonly known as the Maintenance Shed Parcels, legally described as follows:

THAT PART OF LOTS 2 AND 3, LYING EASTERLY OF THE CENTERLINE OF SANDERS ROAD OF COUNTY CLERK'S DIVISION OF SECTION 18, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 1, BEING ALSO THE NORTHEAST CORNER OF THE NORTHEAST QUARTER OF SAID SECTION 18; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST ALONG THE EAST LINE OF SAID LOTS 1 AND 2, BEING ALSO THE EAST LINE OF NORTHEAST QUARTER OF SECTION 18 AFORESAID, 2,112.08 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST ON THE LAST DESCRIBED COURSE, 244.14 FEET TO THE SOUTHEAST CORNER OF SAID LOT 2; THENCE CONTINUING SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST ON THE LAST DESCRIBED COURSE, WHICH IS ALSO THE EAST LINE OF LOT 3 AFORESAID, 140.05 FEET TO THE CENTER LINE OF TECHNY ROAD; THENCE NORTH 71 DEGREES 47 MINUTES 18 SECONDS WEST, ALONG THE CENTERLINE OF TECHNY ROAD, 295.54 FEET; THENCE NORTH 26 DEGREES 32 MINUTES 29 SECONDS EAST, 142.47 FEET; THENCE SOUTH 88 DEGREES 28 MINUTES 41 SECONDS EAST, 46.01 FEET; THENCE NORTH 01 DEGREES 57 MINUTES 29 SECONDS EAST, 97.12 FEET; THENCE NORTH 41 DEGREES 55 MINUTES 09 SECONDS EAST, 92.10 FEET; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, 106.23 FEET TO THE POINT OF

PROPER TITLE, LLC / OF 4
CFT 22-82198

UNOFFICIAL COPY

BEGINNING, IN COOK COUNTY, ILLINOIS, IN THE MANNER REPRESENTED ON THE PLAT HEREON DRAWN.

EXCEPTING THEREFROM THE FOLLOWING:

THAT PART OF LOT 2 LYING EASTERLY OF THE CENTERLINE OF SANDERS ROAD OF COUNTY CLERK'S DIVISION OF SECTION 18, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS;

COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 1, BEING ALSO THE NORTHEAST CORNER OF THE NORTHEAST QUARTER OF SAID SECTION 18; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST ALONG THE EAST LINE OF SAID LOTS 1 AND 2, BEING ALSO THE EAST LINE OF NORTHEAST QUARTER OF SECTION 18 AFORESAID, 2,205.07 FEET; THENCE NORTH 88 DEGREES 37 MINUTES 00 SECONDS WEST, 25.45 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING NORTH 88 DEGREES 37 MINUTES 00 SECONDS WEST, 47.40 FEET; THENCE SOUTH 01 DEGREES 23 MINUTES 00 SECONDS WEST, 29.30 FEET; THENCE SOUTH 88 DEGREES 37 MINUTES 00 SECONDS EAST 5.00 FEET; THENCE SOUTH 01 DEGREES 23 MINUTES 00 SECONDS WEST, 0.41 FEET; THENCE SOUTH 88 DEGREES 37 MINUTES 00 SECONDS EAST, 42.40 FEET; THENCE NORTH 01 DEGREES 23 MINUTES 00 SECONDS EAST, 29.71 FEET TO THE POINT OF BEGINNING;

ALSO EXCEPTING THEREFROM:

THAT PART OF LOT 2 LYING EASTERLY OF THE CENTERLINE OF SANDERS ROAD OF COUNTY CLERK'S DIVISION OF SECTION 18, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, BEING A COMPLETE CIRCLE (HAVING A RADIUS OF 33.40 FEET) WHOSE POSITION OF CENTER IS DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 1; THENCE SOUTH ALONG THE EAST LINE OF SAID LOTS 1, 2 AND 3 (FOR THE PURPOSE OF DESCRIBING THIS LAND SAID EAST LINE OF SAID LOTS 1, 2 AND 3 IS TAKEN AS SOUTH) 2,156.34 FEET; THENCE WEST 84.95 FEET TO SAID CENTER OF SAID CIRCULAR LAND, IN COOK COUNTY, ILLINOIS.

PINs 04-18-200-040-0000 and 04-18-200-041-0000

NOW, THEREFORE, for good and valuable consideration as set forth herein, the sufficiency of which is acknowledged by the parties, the parties hereto agree as follows:

1) RSA PROPERTIES MISSION HILLS, LLC has paid the sum of \$35,000.00 to MISSION HILLS HOMEOWNERS ASSOCIATION;

2) In exchange for said \$35,000 payment, MISSION HILLS HOMEOWNERS ASSOCIATION hereby (a) releases the lien (Doc. #2202715020) and (2) extinguishes all past, present, and future obligations for gate and security contributions from the owner of the Maintenance Shed Parcels; including but not limited to those arising from the case captioned Mission Hills Condominium Association M-1 v. Eugene Corley, et al., Case No. 82 C 0308 in

UNOFFICIAL COPY

the United States District Court for the Northern District of Illinois and any settlement agreements in connection therewith; and those arising in any way from any easements, covenants, restrictions, or subdivision agreements affecting the Maintenance Shed Parcels.

On behalf of MISSION HILLS HOMEOWNERS ASSOCIATION

[Signature]

Dated: November 21 2022

On behalf of RSA PROPERTIES MISSION HILLS, LLC

[Signature]

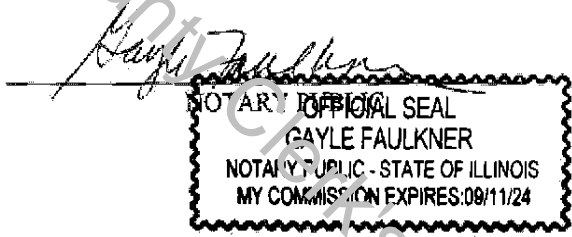
Dated November 21, 2022

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for said county, in the State aforesaid,

DO HEREBY CERTIFY that Andrew Schrag personally known to me to be owner of Mission Hills Homeowners Association, having authority on behalf of said association to execute this Release of Lien, whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free voluntary act as owner for the uses and purposes therein set forth.

Given under my hand and official seal, this 22nd day of November, 2022.

Commission expires 9/11 2024

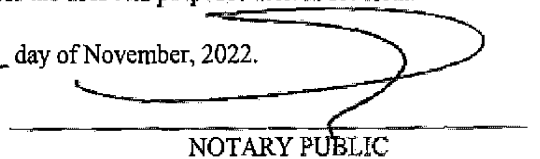


State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for said county, in the State aforesaid,

DO HEREBY CERTIFY that Matthias Ruh personally known to me to be Manager of RSA Properties Mission Hills, LLC, having authority on behalf of said association to execute this Release of Lien, whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free voluntary act as Manager for the uses and purposes therein set forth.

Given under my hand and official seal, this 21 day of November, 2022.

Commission expires 8/18 2025



NOTARY PUBLIC

This instrument was prepared by: J. Thomas Witek, 3315 Algonquin, Suite 600, Rolling Meadows, IL 60008

Mail Recorded Document to: RSA Properties Mission Hills, LLC
9730 S Western Avenue, Suite 204
Evergreen Park, IL 60805-2880