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Karen A. Yarbrough
Cook County Clerk
Date: 04/19/2023 09:26 AM Pg: 1 of 4

TERMINATION OF OPTION AGREEMENT

BY

BP PRODUCTS NORTH AMERICA INC.,
a Maryland corporation

SS No.: 15710

Property Address: 16645 Crawford Avenue
Markham, Illinois

FIRST AMERICAN TITLE
FILE # AF1023779

134

Prepared by e-mail to:

Mullappallil Law Group
4323 W. Irving Park Ste 1B
Chicago IL 60641

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TERMINATION OF OPTION AGREEMENT

This Termination of Option Agreement (this "Release") is made and entered into as of the 26 day of September, 2022 and BP PRODUCTS NORTH AMERICA INC., a Maryland corporation ("Holder") in favor of MARKHAM ALL STAR PROPERTIES, INC., an Illinois corporation ("Owner").

Recitals

WHEREAS, Owner is the owner of that certain parcel of real property located at 16655 Crawford Avenue, Markham, Illinois, which property is more particularly described in Exhibit A attached hereto and made a part hereof (the "Property"); and


WHEREAS, Owner and Holder entered into an Option Agreement dated as of March 31, 2010 and recorded with the Cook County Recorder of Deeds, Illinois, on April 2, 2010, as Document No. 1009229099 (the "Agreement"), pursuant to which Original Owner granted unto Holder an option (the "Option") to purchase the Option Property (as defined in the Agreement) pursuant to, and in accordance with, the terms and conditions of the Agreement; and

WHEREAS, the parties wish to release the Option and the parties desire to publicly memorialize this Release.

NOW, THEREFORE, in consideration of the foregoing recitals, each of which is made a part hereof, and the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration, Owner and Holder hereby terminate and cancel the Agreement and release the Option and all of Holder's rights under the Option, and the Option is released, terminated, extinguished and of no further force or effect.

IN WITNESS WHEREOF, Lender has caused these presents to be executed and delivered this 26 day of September, 2022.

BP PRODUCTS NORTH AMERICA INC., a Maryland corporation

By: 
 Name: Daniel R. Fiden
 Title: Senior Manager Network Planning & Real Estate

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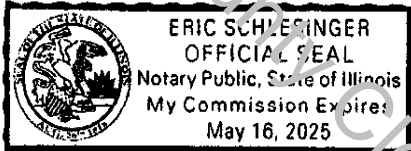
STATE OF ILLINOIS)
) SS
 COUNTY OF COOK)

I, Eric Schlesinger, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that Daniel R. Fiden, personally known to me to be the Senior Manager – Network Planning & Real Estate of BP PRODUCTS NORTH AMERICA INC., a Maryland corporation, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such Director Portfolio & Business Development, he signed and delivered such instrument, as his free and voluntary act and deed, and as the free and voluntary act and deed of such corporation, for the uses and purposes therein set forth.

Given under my hand and official seal this September 26, 2022.

Eric Sch
 Notary Public

My Commission Expires: May 16, 2025



Property of Cook County Clerk's Office

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EXHIBIT A

LEGAL DESCRIPTION

The West 235 feet of the South 184.75 feet of Lot 7 in A.T. McIntosh's Crawford Avenue Farms, a subdivision of the West half of the South West quarter of Section 23, Township 36 North, Range 13, East of the Third Principal Meridian, lying South of the Indian Boundary line, in the County of Cook, State of Illinois.

ESCEPTING therefrom the land conveyed to the County of Cook by Warranty Deed recorded on October 16, 1974 as document number 22878309, described as: That part of the West 235 feet of the South 184.75 feet of Lot 7 in Arthur T. McIntosh's Crawford Avenue Farms, being a subdivision of the West half of the Southwest Quarter of Section 23, Township 36 North, Range 13 East of the Third Principal Meridian, South of the Indian Boundary Line, bounded and described as follows: Beginning at the Southwest corner of said Lot 7; thence East of the South line of said Lot 7 to the East line of the West 235 feet aforesaid; thence North on said East line to its intersection with a line 17 feet North of and parallel with said South line of Lot 7; thence West on said parallel line to a point 27 feet East of the West line of Lot 7 aforesaid (as measured on said parallel line); thence Northwesterly to a point 27 feet North of and 17 feet East of the place of beginning (as measured on the West line of Lot 7 aforesaid and on a line at right angles thereto); thence North parallel with the West line of Lot 7 aforesaid to the North line of the South 184.75 feet of Lot 7 aforesaid; thence West on said North line to the West line of Lot 7 aforesaid; thence South to the place of beginning.

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28-23-300-020-0000

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