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KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 01/02/2024 09:31 AM PG: 1 OF 4

RELEASE OF MORTGAGE, ASSIGNMENT OF LEASES AND RENTS, SECURITY AGREEMENT AND FIXTURE FILING

Prepared By and Mail To:

Ellen M Goodwin, Esq.
Alston & Bird LLP
90 Park Avenue
New York, NY 10016

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Property of Cook County Clerk's Office

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Prepared by and after Recording Return to:

Ellen M. Goodwin, Esq.
Alston & Bird LLP
90 Park Avenue
New York, New York 10016

FOR THE PROTECTION OF THE OWNER, THIS RELEASE SHALL BE FILED WITH THE RECORDER OF DEEDS OR REGISTRAR OF TITLES IN WHOSE OFFICE THE MORTGAGE OR DEED OF TRUST WAS FILED.

**RELEASE OF MORTGAGE, ASSIGNMENT OF LEASES AND RENTS,
SECURITY AGREEMENT AND FIXTURE FILING**

KNOW ALL BY THESE PRESENTS: that the undersigned, **WELLS FARGO BANK, NATIONAL ASSOCIATION ("Lender")**, for valuable consideration, receipt of which is hereby acknowledged, does hereby REMISE, RELEASE, CONVEY AND QUITCLAIM without representation or warranty of any kind (express or implied) unto 100 South State Street Owner LLC, a Delaware limited liability company ("**Borrower**"), and its successors and assigns, all the right, title, interest, claim or demand whatsoever which the undersigned may have acquired by or through that certain Mortgage, Assignment of Leases and Rents, Security Agreement and Fixture Filing (the "**Mortgage**") to Lender, dated March 14, 2019, and recorded on March 14, 2019, as Document No. 1907357203 in the Cook County Recorder of Deeds, and to the premises legally described on Exhibit A attached hereto and made a part hereof.

PIN: 17-16-213-004-0000 and 17-16-213-005-0000
Property Address: 100-112 South State Street a/k/a 1 West Monroe Street, Chicago
Illinois

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IN WITNESS WHEREOF, Lender has caused these presents to be executed in its name, and its corporate seal to be hereunto affixed, by its proper officers thereunto duly authorized, on this the 21st day of December, 2023.

LENDER:

WELLS FARGO BANK, NATIONAL ASSOCIATION

By: David Arreola

Name: David Arreola

Title: Vice President

STATE OF ILLINOIS

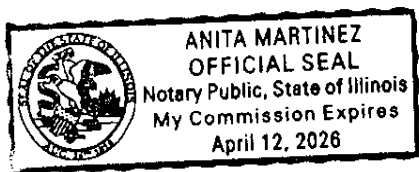
.ss.:

COUNTY OF COOK

On the 21st day of December, in the year 2023, before me, the undersigned, personally appeared David Arreola, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, and that by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument, and that such individual made such appearance before the undersigned in the County of Cook, Illinois.

My Commission Expires: 4/12/2026

Signature: [Signature]
Notary Public



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EXHIBIT A

LEGAL DESCRIPTION

PARCEL 1:

THAT PART OF LOTS 3 AND 4 IN BLOCK 141 IN SCHOOL SECTION ADDITION TO CHICAGO IN THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 16, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTH WESTERLY CORNER OF SOUTH STATE AND MONROE STREETS AND RUNNING THENCE SOUTH ALONG THE WESTERLY LINE OF STATE STREET 120 FEET; THENCE RUNNING WEST ON A LINE PARALLEL WITH THE SOUTHERLY LINE OF MONROE STREET 120 FEET TO THE EASTERLY LINE OF A PRIVATE ALLEY 10 FEET WIDE; THENCE RUNNING NORTH ALONG THE EASTERLY LINE OF SAID ALLEY 120 FEET TO THE SOUTHERLY LINE OF MONROE STREET AND THENCE RUNNING EAST ALONG THE SOUTHERLY LINE OF MONROE STREET 120 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS;

PARCEL 2:

NON-EXCLUSIVE EASEMENT OVER AND ACROSS AN ALLEY RUNNING NORTH AND SOUTH THROUGH LOT 3 IN BLOCK 141 IN THE SCHOOL SECTION ADDITION TO CHICAGO IN THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 16, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS: COMMENCING AT A POINT ON THE SOUTH LINE OF MONROE STREET 120 FEET WEST OF THE NORTH EAST CORNER OF LOT 4 IN BLOCK 141, AFORESAID BEING THE SOUTH WEST CORNER OF MONROE AND STATE STREETS, RUNNING THENCE SOUTH ON A LINE PARALLEL WITH THE WEST LINE OF STATE STREET, 189 FEET TO THE NORTH LINE OF A PUBLIC ALLEY 18 FEET WIDE RUNNING EAST AND WEST THROUGH SAID BLOCK 141; THENCE WEST ALONG THE NORTH LINE OF SAID PUBLIC ALLEY 10 FEET; THENCE NORTH ON A LINE PARALLEL WITH THE WEST LINE OF STATE STREET, AFORESAID 189 FEET TO THE SOUTH LINE OF MONROE STREET; THENCE AND THEN EAST ALONG THE SOUTH LINE OF MONROE STREET, 10 FEET TO THE PLACE OF BEGINNING, AS CREATED BY BENJAMIN F. HADDUCK AND EVIDENCED BY VARIOUS DEEDS EXECUTED BY HIM AND BY INSTRUMENTS EXECUTED BY JAMES C. FARGO AND FREDERICK AYER DATED APRIL 12, 1898, AND RECORDED JUNE 17, 1898, AS DOCUMENT 2700134, IN COOK COUNTY, ILLINOIS.