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Doc# 2403010005 Fee \$48.00

RHSP FEE:\$18.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 01/30/2024 10:40 AM PG: 1 OF 7

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

RELEASE OF ORIGINAL CONTRACTOR'S CLAIM FOR MECHANICS' LIEN

IN THE OFFICE OF THE
COUNTY CLERK/RECORDER,
COOK COUNTY, ILLINOIS

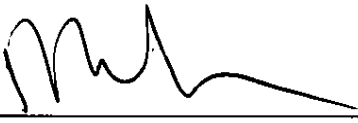
Pursuant to and in compliance with the Illinois statute relating to mechanics liens, and for good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the undersigned, being an authorized signatory of the claimant, ML Group Design & Development, LLC ("Claimant"), does hereby acknowledge satisfaction or release of the Original Contractor's Claim for Mechanics' Lien ("Lien") against the interests of East Chestnut Realty LLC, a Delaware limited liability company with an address at 1200 River Avenue, Building 4, Lakewood, New Jersey, 08701 (the "Property Owner") and DC21 Realty LLC, a Delaware limited liability company with an address at 25 West 36th Street, 2nd Floor, New York, New York, 10018 and EC21 Realty LLC, a Delaware limited liability company with an address at 25 West 36th Street, 2nd Floor, New York, New York, 10018 (hereinafter, East Chestnut Realty LLC, DC21 Realty LLC and EC21 Realty LLC are, as tenants-in-common, collectively referred to as the Property's "Owner"); DC21 Holdings LLC; Shaul Kuperwasser; EC21 Holdings LLC; Yitzchok Klor; SPNA Chestnut LLC; Strategic Properties of North America LLC; H.I.G. Realty Financing II, LLC (the "Lender"); Comcast of Chicago Inc.; PuroClean Disaster Services; Homecoming Restoration LLC; Dish Wireless LLC; Perfection Property Restoration; on the Property in the County of Cook, State of Illinois, commonly known as 21 East Chestnut Street, Chicago, Illinois, 60611, having permanent index numbers (PIN) listed in EXHIBIT A, attached hereto, and as legally described in the legal description attached hereto as EXHIBIT A (the "Property"), which claim was recorded in the office of the Cook County Recorder as Document No. 2317322026, in the amount of \$200,972.74, on June 22, 2023.

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IN WITNESS WHEREOF, the undersigned has executed this Release of Mechanics Lien Claim this 20 day of January, 2024.

ML Group Design & Development, LLC

Dated: 1/30/24

By:  _____

CEO, as authorized signatory of
ML Group Design & Development, LLC

**FOR THE PROTECTION OF THE OWNER, THIS
RELEASE SHOULD BE FILED WITH THE RECORDER
IN WHOSE OFFICE THE CLAIM FOR LIEN WAS FILED.**

This instrument was prepared by and
after recording should be mailed to:

Jeremy S. Baker
Baker Law Group LLC
790 Estate Drive, Suite 200
Deerfield, Illinois 60015

PIN: 17-03-223-023-1001 through
17-03-223-023-1165

Property of Cook County Clerk's Office

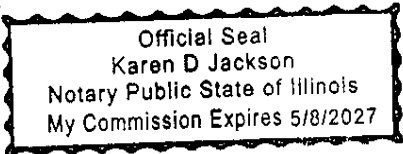
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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, KAREN D. JACKSON, a notary public in and for the County of Cook, State of Illinois, do hereby certify that MOODY LEBOVICS, an authorized signatory of ML Group Design & Development, LLC, personally known to me to be the same person whose name is subscribed above, appeared before me this day in person and acknowledged that he signed and sealed this Release of Original Contractor's Claim for Mechanics' Lien as his free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 20th day of January, 2024

My commission expires: 5-8-27 Karen D. Jackson
Notary Public



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EXHIBIT A
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Parcel No. 17-03-223-023-1001, 17-03-223-023-1002, 17-03-223-023-1003, 17-03-223-023-1004, 17-03-223-023-1005, 17-03-223-023-1006, 17-03-223-023-1007, 17-03-223-023-1008, 17-03-223-023-1009, 17-03-223-023-1010, 17-03-223-023-1011, 17-03-223-023-1012, 17-03-223-023-1013, 17-03-223-023-1014, 17-03-223-023-1015, 17-03-223-023-1016, 17-03-223-023-1017, 17-03-223-023-1018, 17-03-223-023-1019, 17-03-223-023-1020, 17-03-223-023-1021, 17-03-223-023-1022, 17-03-223-023-1023, 17-03-223-023-1024, 17-03-223-023-1025, 17-03-223-023-1026, 17-03-223-023-1027, 17-03-223-023-1028, 17-03-223-023-1029, 17-03-223-023-1030, 17-03-223-023-1031, 17-03-223-023-1032, 17-03-223-023-1033, 17-03-223-023-1034, 17-03-223-023-1035, 17-03-223-023-1036, 17-03-223-023-1037, 17-03-223-023-1038, 17-03-223-023-1039, 17-03-223-023-1040, 17-03-223-023-1041, 17-03-223-023-1042, 17-03-223-023-1043, 17-03-223-023-1044, 17-03-223-023-1045, 17-03-223-023-1046, 17-03-223-023-1047, 17-03-223-023-1048, 17-03-223-023-1049, 17-03-223-023-1050, 17-03-223-023-1051, 17-03-223-023-1052, 17-03-223-023-1053, 17-03-223-023-1054, 17-03-223-023-1055, 17-03-223-023-1056, 17-03-223-023-1057, 17-03-223-023-1058, 17-03-223-023-1059, 17-03-223-023-1060, 17-03-223-023-1061, 17-03-223-023-1062, 17-03-223-023-1063, 17-03-223-023-1064, 17-03-223-023-1065, 17-03-223-023-1066, 17-03-223-023-1067, 17-03-223-023-1068, 17-03-223-023-1069, 17-03-223-023-1070, 17-03-223-023-1071, 17-03-223-023-1072, 17-03-223-023-1073, 17-03-223-023-1074, 17-03-223-023-1075, 17-03-223-023-1076, 17-03-223-023-1077, 17-03-223-023-1078, 17-03-223-023-1079, 17-03-223-023-1080, 17-03-223-023-1081, 17-03-223-023-1082, 17-03-223-023-1083, 17-03-223-023-1084, 17-03-223-023-1085, 17-03-223-023-1086, 17-03-223-023-1087, 17-03-223-023-1088, 17-03-223-023-1089, 17-03-223-023-1090, 17-03-223-023-1091, 17-03-223-023-1092, 17-03-223-023-1093, 17-03-223-023-1094, 17-03-223-023-1095, 17-03-223-023-1096, 17-03-223-023-1097, 17-03-223-023-1098, 17-03-223-023-1099, 17-03-223-023-1100, 17-03-223-023-1101, 17-03-223-023-

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1102, 17-03-223-023-1103, 17-03-223-023-1104, 17-03-223-023-1105, 17-03-223-023-1106, 17-03-223-023-1107, 17-03-223-023-1108, 17-03-223-023-1109, 17-03-223-023-1110, 17-03-223-023-1111, 17-03-223-023-1112, 17-03-223-023-1113, 17-03-223-023-1114, 17-03-223-023-1115, 17-03-223-023-1116, 17-03-223-023-1117, 17-03-223-023-1118, 17-03-223-023-1119, 17-03-223-023-1120, 17-03-223-023-1121, 17-03-223-023-1122, 17-03-223-023-1123, 17-03-223-023-1124, 17-03-223-023-1125, 17-03-223-023-1126, 17-03-223-023-1127, 17-03-223-023-1128, 17-03-223-023-1129, 17-03-223-023-1130, 17-03-223-023-1131, 17-03-223-023-1132, 17-03-223-023-1133, 17-03-223-023-1134, 17-03-223-023-1135, 17-03-223-023-1136, 17-03-223-023-1137, 17-03-223-023-1138, 17-03-223-023-1139, 17-03-223-023-1140, 17-03-223-023-1141, 17-03-223-023-1142, 17-03-223-023-1143, 17-03-223-023-1144, 17-03-223-023-1145, 17-03-223-023-1146, 17-03-223-023-1147, 17-03-223-023-1148, 17-03-223-023-1149, 17-03-223-023-1150, 17-03-223-023-1151, 17-03-223-023-1152, 17-03-223-023-1153, 17-03-223-023-1154, 17-03-223-023-1155, 17-03-223-023-1156, 17-03-223-023-1157, 17-03-223-023-1158, 17-03-223-023-1159, 17-03-223-023-1160, 17-03-223-023-1161, 17-03-223-023-1162, 17-03-223-023-1163, 17-03-223-023-1164 and 17-03-223-023-1165, of the City of Chicago, County of Cook, State of Illinois.

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Legal Description

LOTS 5, 6, 7 AND 8 IN THE SUBDIVISION OF LOT 1 IN THE PARTITION OF BLOCK 18 IN THE SUBDIVISION BY THE COMMISSIONERS OF THE ILLINOIS AND MICHIGAN CANAL OF THE SOUTH FRACTIONAL 1/4 OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN,

EXCEPT PARCEL 1 DESCRIBED AS FOLLOWS: THAT PART OF LOTS 5, 6, 7 AND 8 DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER AFORESAID; THENCE WEST 31.04 FEET ALONG THE NORTH LINE OF SAID LOT 5; THENCE SOUTH 7.10 FEET; THENCE EAST 1/65 FEET; THENCE SOUTH 4.29 FEET; THENCE WEST 1.72 FEET; THENCE SOUTH 22.25 FEET; THENCE WEST 3/92 FEET; THENCE SOUTH 12.50 FEET; THENCE WEST 17.33; THENCE SOUTH 11.21 FEET; THENCE WEST 16.17 FEET; THENCE SOUTH 9.15 FEET; THENCE WEST 20.33 FEET; TO A POINT ON THE WEST LINE OF SAID LOT 8, SAID POINT LYING 23.50 FEET NORTH OF THE SOUTHWEST CORNER OF SAID LOT 8; THENCE SOUTH ALONG THE WEST LINE OF SAID LOT 8, 23.50 FEET TO THE SOUTHWEST CORNER; THENCE EAST ALONG THE SOUTH LINE OF LOT 8, 91.16 FEET TO THE SOUTHEAST CORNER OF SAID LOT 8; THENCE NORTH ALONG THE EAST LINE OF LOTS 5, 6, 7, AND 8, 90.0 FEET TO THE POINT OF BEGINNING, LYING BETWEEN ELEVATIONS 15.71 FEET AND 35.83 FEET (CITY OF CHICAGO DATUM), AND

EXCEPT PARCEL 2 DESCRIBED AS FOLLOWS: THAT PART OF LOTS 5, 6, 7 AND 8 DESCRIBED AS FOLLOWS: BEGINNING AT A POINT WHICH IS 44.63 FEET SOUTH AND 1.11 FEET EAST OF THE NORTHWEST CORNER OF SAID LOT 5; THENCE EAST 14.0 FEET; THENCE SOUTH 12.36 FEET; THENCE WEST 14.0 FEET TO A POINT WHICH IS 56.99 FEET SOUTH AND 1.05 FEET EAST OF THE NORTHWEST CORNER OF SAID LOT 5; THENCE NORTH 12.36 FEET TO THE POINT OF BEGINNING, LYING BETWEEN ELEVATIONS 2.33 FEET AND 14.91 FEET (CITY OF CHICAGO DATUM), AND

EXCEPT PARCEL 3 DESCRIBED AS FOLLOWS: THAT PART OF LOTS 5, 6, 7 AND 8 DESCRIBED AS FOLLOWS: BEGINNING AT A POINT WHICH IS 40.92 FEET SOUTH OF THE NORTH LINE OF SAID LOT 5 AND 21.52 FEET EAST OF THE WEST LINE OF SAID LOTS 5, 6, 7 AND 8; THENCE EAST 15.10 FEET; THENCE SOUTH 16.40 FEET; THENCE WEST 15.10 FEET TO A POINT WHICH IS 66.32 FEET SOUTH OF THE NORTH LINE OF SAID LOT 5 AND 21.33 FEET EAST OF THE WEST LINE OF SAID LOTS 5, 6, 7 AND 8; THENCE NORTH 16.40 FEET TO THE POINT OF BEGINNING, LYING BETWEEN ELEVATIONS 2.33 FEET AND 14.91 FEET (CITY OF CHICAGO DATUM)), AND

EXCEPT PARCEL 4 DESCRIBED AS FOLLOWS: THAT PART OF LOTS 5, 6, 7 AND 8 DESCRIBED AS FOLLOWS: BEGINNING AT A POINT WHICH IS 66.67 FEET SOUTH OF THE NORTH LINE SAID LOT 5 AND 53.78 FEET EAST OF THE WEST LINE OF SAID LOTS 5, 6, 7 AND 8; THENCE WEST 16.68 FEET; THENCE NORTH 19.87 FEET; THENCE

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EAST 10.43 FEET; THENCE SOUTH 3.17 FEET; THENCE EAST 6.25 FEET TO A POINT WHICH IS 49.97 FEET SOUTH OF THE NORTH LINE OF SAID LOT 5; THENCE SOUTH 16.70 FEET; TO THE POINT OF BEGINNING, LYING BETWEEN ELEVATIONS 2.33 FEET AND 14.91 FEET (CITY OF CHICAGO DATUM), ALL IN COOK COUNTY, ILLINOIS.

Common Address: 21 East Chestnut
Chicago, Ill. 60610

Property of Cook County Clerk's Office