



2419322024

RECORDATION REQUEST BY:
Signature Bank
9450 W. Bryn Mawr Ave., Suite 300
Rosemont, IL 60018

Doc# 2419322024 Fee \$93.00
ILRHSP FEE:\$18.00 RPRF FEE:\$1.00
CEDRIC GILES
COOK COUNTY CLERK'S OFFICE
DATE: 7/11/2024 9:22 AM
PAGE: 1 OF 4

PREPARED BY:
Elaine Crawford
Signature Bank
9450 W. Bryn Mawr Ave., Suite 300
Rosemont, IL 60018

WHEN RECORDED MAIL TO:
Karen O'Grady
Signature Bank
9450 W. Bryn Mawr Ave., Suite 300
Rosemont, IL 60018

FOR RECORDER'S USE ONLY

RELEASE OF MORTGAGE AND ASSIGNMENT OF RENTS

FOR THE PROTECTION OF THE OWNER, THIS RELEASE SHALL BE FILED WITH THE RECORDER OF DEEDS, IN WHOSE OFFICE THE MORTGAGE AND/OR ASSIGNMENT OF RENTS WAS FILED.

KNOW ALL MEN BY THESE PRESENTS, That SIGNATURE BANK, whose address is 9450 W. Bryn Mawr Ave., Suite 300, Rosemont, IL 60018, a corporation of the State of ILLINOIS, for and in consideration of the payment of the indebtedness secured by the MORTGAGE AND ASSIGNMENT OF RENTS, herein after mentioned, and the cancellation of all the notes thereby secured, and of the sum of one dollar, the receipt whereof is hereby acknowledged, does hereby REMISE, RELEASE, CONVEY and QUIT CLAIM unto 720 E RAND RD LLC, heirs, legal representatives and assigns, all the right, title, interest, claim, or demand whatsoever it may have acquired in, through, or by a certain MORTGAGE AND ASSIGNMENT OF RENTS bearing date the 24th DAY of OCTOBER, 2023, recorded the 14th day of NOVEMBER, 2023 in the Recorder's Office of COOK County, in the State of ILLINOIS, as DOCUMENT NUMBER 2331833031 AND 2331833032 to the premises therein described, situated in the County of COOK, State of ILLINOIS, as follows to-wit:

PARCEL 1:

LOT 1 IN KAMYSZ SUBDIVISION OF THAT PART OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 SECTION 34, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN LYING EASTERLY OF THE CENTER LINE OF RAND ROAD (EXCEPT THE NORTH 100 FEET THEREOF AS MEASURED ON EAST LINE THEREOF) IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THAT PART OF LOT "A" OF REESES' ADDITION TO MOUNT PROSPECT, A SUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF SECTION 35, TOWNSHIP 42 NORTH RANGE 11 EAST OF THE THIRD

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PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 18, 1971 AS DOCUMENT 21674639 DESCRIBED AS FOLLOWS: BEGINNING AT THE INTERSECTION OF THE EASTERLY RIGHT OF WAY OF RAND ROAD AND THE WEST LINE OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 35; THENCE NORTH ALONG THE WEST LINE OF SAID NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 35 A DISTANCE OF 253.37 FEET TO A POINT, SAID POINT ALSO BEING THE NORTHEAST CORNER OF LOT 1 IN KAMY9Z SUBDIVISION BEING A SUBDIVISION OF THAT PART OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 34, TOWNSHIP 42 NORTH RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS ON OCTOBER 16, 1973 AS DOCUMENT 2722271; THENCE EAST ALONG A LINE PARALLEL WITH THE NORTH LINE OF SAID SOUTHWEST 1/4 A DISTANCE OF 20.00 FEET TO A POINT; THENCE SOUTH AND PARALLEL WITH THE WEST LINE OF SAID NORTHWEST 1/4 OF THE SOUTHWEST 1/4 A DISTANCE OF 241.71 FEET TO A POINT; THENCE SOUTHWEST ALONG A LINE A DISTANCE OF 23.06 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCELS 1 AND 2 ALSO KNOWN AS:

LOT 1 IN KAMY9Z PLAT OF CONSOLIDATION, BEING A RESUBDIVISION OF LOT 1 IN KAMY9Z SUBDIVISION OF THAT PART OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 SECTION 34, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, TOGETHER WITH PART OF LOT A IN REESE'S ADDITION TO MOUNT PROSPECT, A SUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF SECTION 35, TOWNSHIP 42 NORTH RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 20, 1992 AS DOCUMENT NUMBER 92529325, IN COOK COUNTY, ILLINOIS.

PARCEL 3:

EASEMENT FOR INGRESS AND EGRESS THROUGH, OVER ACROSS AND UPON THE FOLLOWING DESCRIBED LAND AS CONTAINED IN THE DECLARATION OF EASEMENT WITH COVENANTS AND RESTRICTIONS RECORDED OCTOBER 9, 1990 AS DOCUMENT 90492711: LOT "A" IN REESE'S ADDITION TO MOUNT PROSPECT, A SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 35, TOWNSHIP 42 NORTH RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, EXCEPT THAT PART DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID LOT "A"; THENCE ON AN ASSUMED BEARING OF NORTH 89 DEGREES, 52 MINUTES, 36 SECONDS WEST ALONG THE NORTH LINE OF LOT "A", 352.78 FEET; THENCE SOUTH 29 DEGREES, 49 MINUTES, 11 SECONDS EAST, 248.20 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 29 DEGREES, 49 MINUTES, 11 SECONDS EAST, 182.59 FEET; THENCE SOUTH 10 DEGREES, 21 MINUTES 14 SECONDS EAST 36.99 FEET; THENCE SOUTH 30 DEGREES, 11 MINUTES, 55 SECONDS EAST, 180.27 FEET; THENCE SOUTH 50 DEGREES, 20 MINUTES, 5 SECONDS EAST 11.03 FEET; THENCE SOUTH 30 DEGREES, 05 MINUTES, 37 SECONDS EAST 89.10 FEET; THENCE NORTH 60 DEGREES, 00 MINUTES, 39 SECONDS EAST, 244.64 FEET; THENCE NORTH 29 DEGREES, 01 MINUTES, 39 SECONDS EAST 40.00 FEET; THENCE NORTH 29 DEGREES, 59 MINUTES, 21 SECONDS WEST, 481.33 FEET; THENCE SOUTH 60 DEGREES, 10 MINUTES, 49 SECONDS WEST 275.76 FEET TO THE POINT OF BEGINNING.

AND ALSO EXCEPT THAT PART DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID LOT "A"; THENCE ON AN ASSUMED BEARING OF NORTH 89 DEGREES, 52 MINUTES, 36 SECONDS WEST, ALONG THE NORTH LINE OF LOT A, 28.90 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING NORTH 89 DEGREES, 52 MINUTES, 36 SECONDS WEST ON THE NORTHERLY LINE OF LOT A, 323.48 FEET; THENCE SOUTH 29 DEGREES, 49 MINUTES 11 SECONDS EAST, 237.42 FEET; THENCE NORTH 60 DEGREES, 10 MINUTES, 49 SECONDS EAST, 280.53 FEET; THENCE NORTH 29 DEGREES, 59 MINUTES, 21 SECONDS WEST, PARALLEL WITH THE EAST LINE OF SAID LOT "A", 75.96 FEET TO THE POINT OF BEGINNING.

AND ALSO EXCEPT THAT PART DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER

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OF LOT "A"; THENCE WEST ON THE SOUTH LINE OF LOT "A", 594.07 FEET; THENCE NORTHERLY, NORMAL TO SAID SOUTH LINE OF LOT "A", 120.00 FEET; THENCE NORTHEASTERLY ON A LINE NORMAL TO THE WESTERLY LINE OF LOT "A", 453.54 FEET TO THE EASTERLY LINE OF SAID LOT A; THENCE SOUTHEASTERLY ON THE SAID ELY LINE, 402.01 FEET, MORE OR LESS TO THE POINT OF BEGINNING. AND ALSO EXCEPT THAT PART DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF LOT "A"; THENCE WEST ON THE SOUTH LINE OF LOT "A", 594.07 FEET TO THE POINT OF BEGINNING; THENCE NLY, NORMAL TO SAID SOUTH LINE OF LOT "A", 120.00 FEET; THENCE SOUTHWESTERLY ON A LINE NORMAL TO THE WESTERLY LINE OF LOT "A", 221.81 FEET TO SAID WESTERLY LINE; THENCE SOUTHEASTERLY ON SAID WESTERLY LINE, 10.00 FEET TO THE SOUTHWEST CORNER OF LOT "A"; THENCE EAST ON THE SOUTH LINE OF LOT "A", 186.81 FEET, MORE OR LESS TO THE POINT OF BEGINNING.

AND ALSO EXCEPT THAT PART DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF LOT "A"; THENCE 29 DEGREES, 59 MINUTES, 21 SECONDS WEST, ON AN ASSUMED BEARING ON THE WESTERLY LINE OF SAID LOT "A", 414.00 FEET TO A POINT; THENCE NORTH 60 DEGREES, 00 MINUTES, 39 SECONDS WEST, 85.00 FEET TO THE POINT OF BEGINNING; THENCE NORTH 60 DEGREES, 00 MINUTES, 39 SECONDS EAST, 85.00 FEET; THENCE NORTH 29 DEGREES, 59 MINUTES, 21 SECONDS WEST, 127.70 FEET; THENCE SOUTH 60 DEGREES, 00 MINUTES, 39 SECONDS WEST, 85.00 FEET; THENCE SOUTH 29 DEGREES, 59 MINUTES, 21 SECONDS EAST, 127.70 FEET TO THE POINT OF BEGINNING.

AND ALSO EXCEPT THAT PART DESCRIBED AS FOLLOWS: BEGINNING AT THE INTERSECTION OF THE EASTERLY RIGHT-OF-WAY LINE OF RAND ROAD AND THE WEST LINE OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 35; THENCE NORTH ALONG THE WEST LINE OF SAID NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 35, A DISTANCE OF 253.37 FEET TO A POINT, SAID POINT ALSO BEING THE NORTHEAST CORNER OF LOT 1, IN KAMYSZ SUBDIVISION BEING A SUBDIVISION OF THAT PART OF THE NORTHEAST 1/4 OF SECTION 14, TOWNSHIP 42 NORTH RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS ON OCTOBER 15, 1973 AS DOCUMENT 2722271; THENCE EAST ALONG A LINE PARALLEL WITH THE NORTH LINE OF SAID SOUTHWEST 1/4 A DISTANCE OF 20.00 FEET TO A POINT; THENCE SOUTH AND PARALLEL WITH THE WEST LINE OF SAID NORTHWEST 1/4 OF THE SOUTHWEST 1/4 A DISTANCE OF 241.71 FEET TO A POINT; THENCE SOUTHWEST ALONG A LINE A DISTANCE OF 23.05 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

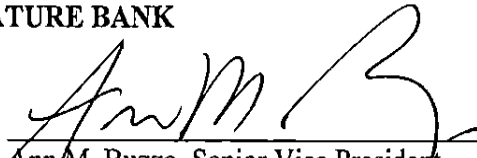
together with all the appurtenances and privileges thereunto belonging or appertaining.


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Permanent Real Estate Index Number: 03-34-407-014-0000

Address of Premises: 720 E. RAND RD., MOUNT PROSPECT, IL 60056

WITNESSES hands and seals this 3rd day of JUNE, 2024
SIGNATURE BANK

By:  (SEAL)
Ann M. Buzzo, Senior Vice President

By:  (SEAL)
Lynn Haschak, Assistant Vice President

STATE OF ILLINOIS }
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COUNTY OF COOK }

I, Karen O'Grady, the undersigned, a notary public in and for said County in the State aforesaid, DO HEREBY CERTIFY THAT: Ann M. Buzzo, Senior Vice President and Lynn Haschak, Assistant Vice President, the persons whose names are subscribed to the foregoing instrument are personally known to me to be duly authorized officers of Signature Bank, THAT THEY appeared before me this day in person and severally acknowledged that they signed and delivered the said instrument in writing as duly authorized officers of said corporation and caused the corporate seal of said corporation to be affixed thereto pursuant to authority given by the Board of Directors of said corporation as their free and voluntary act, and as the free and voluntary act and deed of said corporation for the uses and purposes therein set forth.

Given under my hand and official seal this 3rd day of June, 2024.

By: .

Notary Public in the State of ILLINOIS

My commission expires: 6-7-2025

LN# XX-21725

