



2419330099\*

Doc# 2419330099 Fee \$88.00

ILRHSP FEE:\$18.00 RPRF FEE:\$1.00

BLANKET FEE:\$75.00

CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

DATE: 7/11/2024 12:46 PM

PAGE: 1 OF 10

**Prepared By and After  
Recording Mail To:**

Mayer Brown LLP  
71 S. Wacker Drive  
Chicago, Illinois 60606  
Attn: Diane Huff

**TERMINATION AND RELEASE OF EASEMENT**

THIS TERMINATION AND RELEASE OF EASEMENT ("Release") is made this 10<sup>th</sup> day of July, 2024 by **The Rector, Wardens and Vestrypersons of St. Simon's Protestant Episcopal Church**, an Illinois religious corporation ("St. Simon" or "Grantor") and **Northwest Community Hospital /b/a/ Endeavor Health Northwest Community Hospital**, an Illinois not-for-profit corporation ("NCH" or "Grantee").

WITNESSETH:

WHEREAS, St. Simon is the current owner of certain real estate in the Village of Arlington Heights, Cook County, Illinois legally described in Exhibit A attached hereto and made a part hereof having a street address of 717 W. Kirchhoff Road, Arlington Heights, Illinois 60005 (the "Church Property");

WHEREAS, NCH is the current owner of certain real estate in the Village of Arlington Heights, Cook County, Illinois legally described in Exhibit B attached hereto and made a part hereof having a street address of 800 W. Central Road, Arlington Heights, Illinois 60005 (the "Hospital Campus Property" or "NCH Hospital Campus Property" and, together with the Church Property, the "Parcels");

WHEREAS, pursuant to that certain Grant of Easement recorded July 27, 1972 as Document No. 21991715, Official Records, Cook County, Illinois (the "Easement"), The Bishop and Trustees of the Protestant Episcopal Church in the Diocese of Chicago, an Illinois not-for-profit corporation, the prior owner of the Church Property, granted to NCH, as owner of the NCH Hospital Campus Property, an easement over a certain portion of the Church Property, as more particularly described in the Easement, for the purpose of transmission of water as more fully described therein;

WHEREAS, Grantor and Grantee desire to release and terminate the Easement and the rights and obligations contained therein, on the terms and conditions set forth herein;

31

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NOW, THEREFORE, in consideration of the foregoing recitals and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties hereby agree as follows:

1. Release and Termination of Easements. Upon recording of this Release, the Parcels shall be released from the Easement and the Easement shall terminate and be of no further force and effect. Grantor and Grantee hereby irrevocably and unconditionally release all of their right, title and interest in and arising under or pursuant to the Easement.

2. Purpose of Release and Termination. The purpose of this Release is to extinguish all easements, rights, obligations and interests granted and/or reserved under the Easement.

3. Severability. If any term or provision of this Release shall, to any extent, be held invalid or unenforceable by a court of competent jurisdiction, the remaining terms and provisions of this Release shall not be affected thereby, but each remaining term and provisions shall be valid and enforceable to the fullest extent permitted by law.

4. Counterparts. This Release may be executed in multiple counterparts, each one of which shall be deemed an original but all of which, taken collectively, shall be deemed a single instrument.

5. Entire Agreement. This Release contained the entire agreement between the parties with regard to the subject matter hereof and may be modified or amended only by a written agreement signed by all the parties hereto.

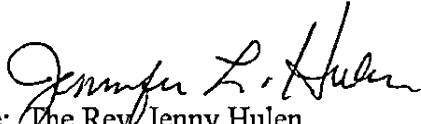
[SIGNATURE PAGE FOLLOWS]


# UNOFFICIAL COPY

IN WITNESS WHEREOF, the parties hereto have executed this instrument as of the day and year first above written.

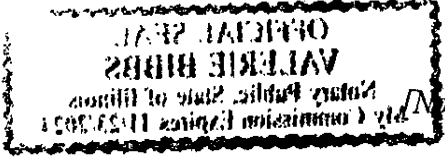
**GRANTOR:**

**THE RECTOR, WARDENS AND  
VESTRYPERSONS OF ST. SIMON'S  
PROTESTANT EPISCOPAL CHURCH, an  
Illinois religious corporation**

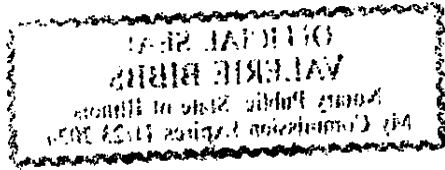
By:   
Name: The Rev. Jenny Hulen  
Title: Rector

By:   
Name: Michael Bruce  
Title: Senior Warden

Property of Cook County Clerk's Office



*[Notary acknowledgment follows]*



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STATE OF Illinois )  
COUNTY OF Cook )ss.

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that The Rev. Jenny Hulen, personally known to me to be the Rector of The Rector, Wardens and Vestrypersons of St. Simon's Protestant Episcopal Church, an Illinois religious 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 in such capacity, he signed and delivered the said instrument pursuant to authority duly given, as his 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 28 day of June, 2024.

Valerie Bibbs  
Notary Public  
My commission expires: 11/23/2024



STATE OF Illinois )  
COUNTY OF Cook )ss.

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Michael Bruce, personally known to me to be the Senior Warden of The Rector, Wardens and Vestrypersons of St. Simon's Protestant Episcopal Church, an Illinois religious 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 in such capacity, he signed and delivered the said instrument pursuant to authority duly given, as his 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 28 day of June, 2024.

Valerie Bibbs  
Notary Public  
My commission expires: 11/23/2024





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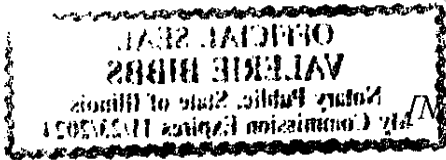
IN WITNESS WHEREOF, the parties hereto have executed this instrument as of the day and year first above written.

**GRANTOR:**

**THE RECTOR, WARDENS AND  
VESTRYPERSONS OF ST. SIMON'S  
PROTESTANT EPISCOPAL CHURCH, an  
Illinois religious corporation**

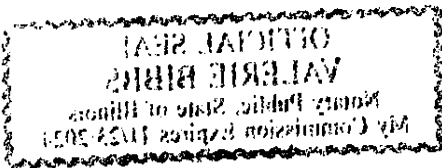
By:   
Name: The Rev. Jenny Hulen  
Title: Rector

By:   
Name: Michael Bruce  
Title: Senior Warden



[Notary acknowledgment follows]

Property of Cook County Clerk's Office



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**GRANTEE:**

**NORTHWEST COMMUNITY HOSPITAL  
D/B/A ENDEAVOR HEALTH NORTHWEST  
COMMUNITY HOSPITAL**, an Illinois not-for-profit corporation

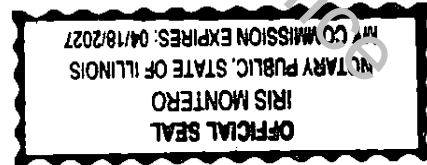
By: *Douglas Welday*  
Name: DOUGLAS WELDAY  
Its: CFO

STATE OF Illinois )  
COUNTY OF Cook )ss.

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Douglas Welday personally known to me to be the CFO of Northwest Community Hospital d/b/a Endeavor Health Northwest Community Hospital, an Illinois not-for-profit 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 in such capacity, he signed and delivered the said instrument pursuant to authority duly given, as his 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 20 day of June, 2024.

*Iris Montero*  
Notary Public  
My commission expires: 4/18/27



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## EXHIBIT A

### LEGAL DESCRIPTION OF CHURCH PROPERTY

All that part of Lot 1 in Henry C. Moehling's Subdivision of part of Sections 4 and 9, Township 41 North, Range 11, East of the Third Principal Meridian, and part of the Southeast 1/4 OF Section 31, Township 42 North, Range 11, East of the Third Principal Meridian, lying West of a line 202.28 feet West of and parallel with the West line of R. A. Cepek's Arlington Highlands and lying South of the center line of Kirchhoff Road described as follows:

Beginning at a point on the center line of Kirchhoff Road which is 461.57 feet Northwesterly of the intersection of said center line with the aforescribed line 202.28 feet West of and parallel with the West line of R. A. Cepek's Arlington Highlands as the point of beginning of the herein described tract; thence South on a line parallel with said West line of R. A. Cepek's Arlington Highlands a distance of 257.0 feet to a point 967.0 feet North of the South line of the Southeast 1/4 of said Section 31; thence West on a line parallel to the South line of the Southeast 1/4 of said Section 31 a distance of 496.15 feet; thence North on a line parallel to the West line of said Southeast 1/4 of Section 31, a distance of 504.60 feet to a point on the center line of Kirchhoff Road which is 381.42 feet Southeasterly of the intersection of said center line of Kirchhoff Road with the West line of said Southeast 1/4 of said Section 31; thence Southeasterly along said center line of Kirchhoff Road a distance of 547.20 feet to the Point of Beginning (excepting therefrom that part taken or used for highway purposes), in Cook County, Illinois.

Less and except that part falling in the center of the Center for Specialty Medicine Condominium recorded as Document 0319219080, if any.

Parcel Identification Number: 03-31-414-080-0000

Common Street Address: 717 W. Kirchhoff Road Arlington Heights, Illinois 60005

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## EXHIBIT B

### LEGAL DESCRIPTION OF NCH HOSPITAL CAMPUS

#### Parcel 1:

That part of Lot 1 in Henry C. Moehling's Subdivision of part of Sections 4 and 9 of Township 42 North, Range 11, East of the Third Principal Meridian, and parts of the Southeast  $\frac{1}{4}$  of Section 31, Township 42 North, Range 11, East of the Third Principal Meridian described as follows:

Beginning at a point South line of the Southeast  $\frac{1}{4}$ , 1,279.19 feet East of the Southwest corner, thereof; thence East along said South line 202.28 feet to the West line of Cepek's Arlington Highlands; thence Northerly along said West line 918.72 feet to the center of Kirchhoff Road (formerly known as Palatine Road); thence Northwesterly along the center line of Kirchhoff Road 227.95 feet; thence South parallel to the West line of Cepek's Arlington Highlands 1,019.46 feet to the point of beginning (excluding therefrom the Southerly 421.0 feet) and (except Kirchhoff as widened) all in Cook County, Illinois.

#### Parcel 2:

All that part of Lot 1 in Henry C. Moehling's Subdivision of part of Sections 4 and 9 of Township 41 North, Range 11, East of the Third Principal Meridian and part of the Southeast  $\frac{1}{4}$  of Section 31, Township 42 North, Range 11 East of the Third Principal Meridian, lying West of a line 202.28 feet west of and parallel with the West line of A.R.A. Cepek's Arlington Highland and lying South of the center line of Kirchhoff Road, excepting therefrom those parts dedicated for highway purposes by Plat of Dedication 26825965 and 94069687 and except therefrom the following described tracts:

Beginning at a point on the center line of Kirchhoff Road which is 461.57 feet Northwesterly of the intersection of said center line with the aforescribed 202.28 feet West of and parallel with the West line of R.A. Cepek's Arlington Highlands as the point of beginning of the herein described tract; thence South of a line parallel with said West line of R.A. Cepek's Arlington Highlands a distance of 275.00 feet to a point 967.0 feet North of the South line of the Southeast  $\frac{1}{4}$  of said Section 31; thence West on a line parallel to the South line of the Southeast  $\frac{1}{4}$  of said Section 31 a distance of 496.15 feet; thence North on a line parallel to the West line of said Southeast  $\frac{1}{4}$  of Section 31, a distance of 504.00 feet to a point on the centerline of Kirchhoff Road which is 381.42 feet Southeasterly of the intersection of said center line of Kirchhoff Road with the West line of said Southeast  $\frac{1}{4}$  of said Section 31; thence Southeasterly along said center line of Kirchhoff Road a distance of 547.20 feet to the point of beginning.

And also excepting:

Beginning at the intersection of the centerline of Kirchhoff Road with the West line of the Southeast  $\frac{1}{4}$  of said Section 31 as the point of beginning of the herein described tract; thence Southeasterly along the center line of Kirchhoff Road a distance of 325.66 feet; thence South on a line parallel with said the Southeast  $\frac{1}{4}$  of said Section 31, a distance of 673.36 feet, thence West a distance of 292.28 feet to a point on said West line of the Southeast  $\frac{1}{4}$  of Section 31, which is



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817.00 feet North of the Southwest corner of said Southeast  $\frac{1}{4}$  of Section 31; thence North along said West line of the Southeast  $\frac{1}{4}$  of Section 31 to the point of beginning.

And also except the following:

Beginning at the intersection of the center of Kirchhoff Road with a line parallel to and 310.08 feet West of the West line of R.A. Cepek's Arlington's Highlands Subdivision; thence South along said parallel line 152.60 feet; thence East parallel to the South line of said Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  67.8 feet to the intersection with a line parallel to and 242.28 feet West of the West line of said Cepek's Subdivision; thence North along said parallel line to its intersection with the aforesaid center line of Kirchhoff Road; thence Northwesterly along said center line to the point of beginning.

And also except the following:

Commencing at a point on the South line of said Southeast  $\frac{1}{4}$  1,272.19 feet East of the Southwest corner thereof, being also a point 202.28 feet West of the West line of R.A. Cepek's Arlington Highlands Subdivision; thence North parallel with the West line of said subdivision 1,019.46 feet to the center line of Kirchhoff Road; thence North 64 degrees 00 minutes West along the center line of said road 43.94 feet for a place of beginning; thence South 0 degrees 13 minutes 00 seconds East for 128.33 feet; thence South 89 degrees 47 minutes 00 seconds West for 73.45 feet; thence North 0 degrees 13 minutes 00 seconds West for 164.50 feet to the center line of Kirchhoff Road; thence South 64 degrees 00 minutes East along the center line of Kirchhoff Road for 81.87 feet to the place of beginning.

Together with

#### Parcel 4:

All that part of Lot 1 in Henry C. Moehling's Subdivision of part of Sections 4 and 9, Township 41 North, Range 11 East of the Third Principal Meridian and part of the Southeast  $\frac{1}{4}$  of Section 31, Township 42 North, Range 11 East of the Third Principal Meridian, lying West of a line 208.28 feet West of and parallel with the West line of R.A. Cepek's Arlington Highlands and lying South of the center line of Kirchhoff Road (excepting therefrom those parts dedicated for highway purposes by Plat of Dedication 26826965 and 94068687) described as follows:

Beginning at the intersection of the center line of Kirchhoff Road with the West line of the Southeast  $\frac{1}{4}$  of Said Section 31 as the point of beginning of herein described tract; thence Southeasterly along the center line of Kirchhoff Road a distance of 325.66 feet; thence South on a line parallel with said line the Southeast  $\frac{1}{4}$  of said Section 31, a distance of 673.36 feet; thence West a distance of 292.28 feet to a point on said West line of the Southeast  $\frac{1}{4}$  of said Section 31 which is 817.00 feet North of the Southwest corner of said Southeast  $\frac{1}{4}$  of said Section 31; thence North along said West line of the Southeast  $\frac{1}{4}$  of Section 31 to the point of beginning, in Cook County, Illinois.

Together with:

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Lot 1 in N.W.C.H. Subdivision, being a subdivision of part of the Southwest Quarter of Section 31, Township 42 North, Range 11 East of the Third Principal Meridian, according to the plat thereof recorded January 21, 1994 as Document No. 940696688, in Cook County, Illinois.

Parcel Identification Numbers: 03-31-414-001-0000; 03-31-414-013-0000; 03-31-414-017-0000; 03-31-414-019-0000; 03-31-414-021-0000; 03-31-414-022-0000 and 03-31-301-114-0000.

Common Street Address: 800 W. Central Road, Arlington Heights, Illinois 60005

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