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RELEASE OF MORTGAGE

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Cook County Recorder 25.00

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MASSACHUSETTS MUTUAL LIFE INSURANCE COMPANY, a corporation of the State of Massachusetts, (a) and in consideration of the payment of the indebtedness secured by the mortgage hereinafter mentioned, and the cancellation of all the notes thereby secured, and of the sum of One Dollar, the receipt of which is hereby acknowledged, does hereby REMISE, RELEASE, CONVEY and QUIT CLAIM to La Salle National Bank as Trustee under Trust No. 22890, and to Investment Properties Associates, a New York limited partnership, their legal representatives and assigns, all the right, title, interest, claim or demand whatsoever it may have acquired in, through or by (i) a certain mortgage bearing date of November 8, 1965, and recorded in the Recorder's office of Cook County in the State of Illinois, as document No. 19644701, in relation to the premises described on Exhibit A attached hereto, situated in Cook County, Illinois, and (ii) an assignment of subleases and rents recorded on November 9, 1965, as document No. 19644701, made by La Salle National Bank as trustee under Trust No. 22890, to Massachusetts Mutual Life Insurance Company, together with all the appurtenances and privileges thereunto belonging or appertaining.

IN WITNESS WHEREOF, the said MASSACHUSETTS MUTUAL LIFE INSURANCE COMPANY, has caused these presents to be signed by its Managing Director ~~President~~, and attested by its Assistant Secretary, and its corporate seal to be hereto affixed, this 9th day of September, 1998.

MASSACHUSETTS MUTUAL LIFE INSURANCE COMPANY,
a Corporation of the State of Massachusetts

By: Madelyn K. Miller
~~President~~ Madelyn K. Miller, Managing Director

Attest: Dorothy J. Gauthier
Assistant Secretary Dorothy J. Gauthier

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EXHIBIT A

LOTS 1, 2, 5, 6 AND 9 IN BLOCK 4 IN FORT DEARBORN ADDITION TO CHICAGO IN SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO SUBDIVISION LOTS 1, 2 AND 3 IN THE RESUBDIVISION OF LOTS 3, 4, 7, 8 AND 10 TO 19 INCLUSIVE IN SAID BLOCK 4 (EXCEPTING FROM THE ABOVE DESCRIBED PROPERTY THAT PART THEREOF LYING NORTH AND NORTHEASTERLY OF A LINE DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE EAST LINE OF LOT 1 IN SAID BLOCK 4, SAID LINE BEING THE WEST LINE OF NORTH MICHIGAN AVENUE, 44.01 FEET NORTH OF THE SOUTH EAST CORNER OF LOT 5; THENCE WESTERLY ON A LINE FORMING AN ANGLE OF 90 DEGREES WITH SAID EAST LINE OF LOT 1 A DISTANCE OF 40.67 FEET; THENCE NORTHWESTERLY ALONG A LINE FORMING WITH THE LAST DESCRIBED LINE AN ANGLE OF 143 DEGREES 3 MINUTES 30 SECONDS TO THE SOUTH EASTERLY LINE OF RIVER STREET; AND FURTHER EXCEPTING FROM SAID PROPERTY A PORTION OF SAID LOT 2 IN BLOCK 4 AND OF SUB LOT 1 OF SAID RESUBDIVISION DESCRIBED AS FOLLOWS:

BEGINNING AT THE POINT OF INTERSECTION OF THE SOUTHEASTERLY LINE OF RIVER STREET WITH THE SOUTHERLY LINE OF THE PLAZA (CREATED BY AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CHICAGO, PASSED MARCH 23, 1914 FOR THE OPENING AND WIDENING OF MICHIGAN AVENUE) AND RUNNING THENCE SOUTH EASTERLY ALONG SAID SOUTHERLY LINE A DISTANCE OF 49.139 FEET TO ITS INTERSECTION WITH A LINE DRAWN 4.833 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF THE PLAZA ABOVE DESCRIBED; THENCE WEST ALONG SAID PARALLEL LINE A DISTANCE OF 0.901 FEET; THENCE NORTHWESTERLY ALONG A LINE DRAWN 0.542 FEET SOUTHERLY FROM AND PARALLEL WITH THE AFORESAID SOUTHERLY LINE OF PLAZA, A DISTANCE OF 25.076 FEET TO ITS INTERSECTION WITH A LINE DRAWN 23.343 FEET SOUTHEASTERLY FROM AND PARALLEL WITH SAID SOUTH EASTERLY LINE OF RIVER STREET; THENCE SOUTHWESTERLY ALONG SAID PARALLEL LINE A DISTANCE OF 4.833 FEET; THENCE NORTHWESTERLY ALONG A LINE DRAWN 5.375 FEET SOUTHERLY FROM AND PARALLEL WITH THE AFORESAID SOUTHERLY LINE OF PLAZA, A DISTANCE OF 23.343 FEET TO ITS INTERSECTION WITH SAID SOUTH EASTERLY LINE OF RIVER STREET AND THENCE NORTH EASTERLY ALONG SAID SOUTHEASTERLY LINE A DISTANCE OF 5.375 FEET TO THE POINT OF BEGINNING ALSO A PORTION OF LOTS 1 AND 2 IN SAID BLOCK 4 IN FORT DEARBORN ADDITION TO CHICAGO AFORESAID DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTH LINE OF THE PLAZA (CREATED BY AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CHICAGO PASSED MARCH 23, 1914, FOR THE OPENING AND WIDENING OF NORTH MICHIGAN AVENUE) WHICH POINT IS 22.933 FEET WEST OF SAID WEST LINE OF SAID NORTH MICHIGAN AVENUE AND RUNNING THENCE NORTH ON A LINE PARALLEL WITH SAID WEST LINE A DISTANCE OF 4.833 FEET; THENCE WEST ALONG A LINE PARALLEL WITH THE AFORESAID SOUTH LINE OF SOUTHERLY LINE OF PLAZA; THENCE SOUTHEASTERLY ALONG SAID SOUTHERLY LINE A DISTANCE OF 8.041 FEET TO ITS INTERSECTION WITH SAID SOUTHERLY LINE OF PLAZA; AND THENCE EAST ON SAID SOUTH LINE A DISTANCE OF 17.737 FEET TO THE PLACE OF BEGINNING; ALSO THE NORTHEASTERLY 1/2 OF LOT 4 ADJOINING LOT 3 IN LOOMIS AND OTHERS RESUBDIVISION OF LOTS 3, 4, 7, 8, 10, 11, 12, 13, 14, 15, 16, 17, 18 AND 19 IN BLOCK 4 IN FORT DEARBORN ADDITION TO CHICAGO, IN SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N. Nos. 17-10-300-001-0000
 17-10-300-002-0000
 17-10-300-003-0000
 17-10-300-004-0000

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