61 2007 00066960

Allegheny County
Valerie McDonald Roberts
Recorder of Deeds
Pittsburgh, PA 15219

Instrument Number: 2007-66960

Recorded On: June 19, 2007 **As-X-Mortgage Satisfaction**

Parties: BANK NY TRUST CO N A TRSTE

To WESTERN PA HOSPITAL FOUNDATION **# of Pages: 7**

Comment:

DO NOT REMOVE-THIS PAGE IS PART OF THE RECORDED DOCUMENT

X-Mortgage Satisfaction		43.00
Pages > 2	4	
Names > 4	0	
Total:		43.00

I hereby certify that the within and foregoing was recorded in the Recorder's Office in Allegheny County, PA

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File Information:

Document Number: 2007-66960
Receipt Number: 939169
Recorded Date/Time: June 19, 2007 03:13:30P
Book-Vol/Pg: BK-M VL-34007 PG-310
User / Station: B McAdams - Cash Super 05

Record and Return To:

LANDAMERICA
WILL CALL
PITTSBURGH PA 15219

Valerie McDonald-Roberts Recorder of Deeds

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When recorded please return to:

Alfred V. Watterson, Esq.
Lawyers Title Insurance – WILL CALL
One PPG Place, 12th Floor
Pittsburgh, Pa 15222
410006363

MORTGAGE SATISFACTION PIECE

Made this 18th day of June, 2007.

Mortgagor:	THE WESTERN PENNSYLVANIA HOSPITAL FOUNDATION, a Pennsylvania nonprofit corporation, formerly known as THE WEST PENN HOSPITAL FOUNDATION
Mortgagee:	THE BANK OF NEW YORK TRUST COMPANY, N.A., successor Master Trustee to CHASE MANHATTAN TRUST COMPANY, NATIONAL ASSOCIATION
Original Mortgage Debt:	$641,984,967.00
Mortgage Information:	Open-End Mortgage and Security Agreement by The Western Pennsylvania Hospital Foundation in favor of Chase Manhattan Trust Company, National Association, as mortgagee in its capacity as master trustee under that certain Amended and Restated Master Indenture of Trust, dated as of July 1, 2000 and recorded in the Recorder's Office of Allegheny County, Pennsylvania on August 9, 2000 in Mortgage Book Volume 19982, page 126.
Mortgaged Premises:	See Exhibit A, which is attached hereto and made a part hereof.

The undersigned hereby certifies that the debt secured by the above-mentioned Mortgage has been fully paid or otherwise discharged and that upon the recording hereof said Mortgage shall be and is hereby fully and forever satisfied and discharged.

[Signature Page Follows]

WITNESS the due execution hereof.

WITNESS/~~ATTEST:~~

MORTGAGEE:

THE BANK OF NEW YORK TRUST COMPANY, N.A.

By: _____

ACKNOWLEDGMENT

STATE OF Pennsylvania)
) SS:
COUNTY OF Allegheny)

On this 18th day of June, 2007, before me, a notary public, the undersigned officer, personally appeared David Babich, who acknowledged himself/herself to be the Vice President of THE BANK OF NEW YORK TRUST COMPANY, N.A., and being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing his/her name thereto by himself/herself as such officer.

IN WITNESS WHEREOF, I hereunto set my hand and official seal the day and year first above written.

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Patricia A. McClean, Notary Public
City Of Pittsburgh, Allegheny County
My Commission Expires June 15, 2010
Member, Pennsylvania Association of Notaries

My commission expires:

Notary Public

CERTIFICATE OF RESIDENCE

The Mortgagee hereby certifies that its precise address is 301 Grant St., One Oxford Center, Suite 1100 c/o Global Corporate Trust Pittsburgh, PA 15219.

Agent

Exhibit A

See attached.

EXHIBIT A

LEGAL DESCRIPTION

THAT CERTAIN REAL PROPERTY SITUATED IN THE COMMONWEALTH OF PENNSYLVANIA, COUNTY OF ALLEGHENY, AND DESCRIBED AS FOLLOWS:

Western Pennsylvania Hospital Foundation

Medical Research Facility, 720 Gross Street, Block and Lot Number 51-E-136

Property conveyed by Real Estate Enterprises, a Pennsylvania partnership, to The West Penn Hospital Foundation, by deed dated August 20, 1987 and recorded in Deed Book Volume 7624, page 545

ALL that certain lot or piece of ground situate in the 8th Ward of the City of Pittsburgh, County of Allegheny and Commonwealth of Pennsylvania, being parts of Lots Nos. 187, 188, 189, 190, 191, 192, 193 and 194 in the Rebecca Baum's Plan of Lots as recorded in the Office of the Recorder of Deeds of Allegheny County in Plan Book Volume 5, page 148, being more particularly bounded and described as follows:

BEGINNING at the intersection of the Southeasterly side of Mathilda Street with the Southwesterly side of Aloe Street; thence along said side of Aloe Street, South 53° 47' East, 194.86 feet to the dividing line between Lots Nos. 194 and 195 in said Plan; thence along said dividing line, South 36° 13' West, 113.91 feet to the Northeasterly side of Gross Street; thence along said side of Gross Street, North 82° 14' West, 0.04 feet to the point of an angle in said Gross Street; thence continuing along said Gross Street, North 63° 12' West, 165.87 feet to the Southeasterly side of Mathilda Street; thence along said side of Mathilda Street, North 23° 45' East, 144.47 feet to Aloe Street at the place of beginning.

BEING designated as Block 51-E, Lot No. 136 in the Deed Registry Office of Allegheny County, Pennsylvania.

BEING the same property which Real Estate Enterprises, a Pennsylvania partnership, by deed dated August 20, 1987 and recorded in Deed Book Volume 7624, page 545, granted and

conveyed to The West Penn Hospital Foundation, a Pennsylvania non-profit corporation.

Foundation Building Parking Lot, 4816 Liberty Avenue, Block and Lot Number 51-A-107

Property conveyed by Peter Cardell, Executor of the Estate of Alfred G. Cardillo a/k/a Alfred G. Cardell, deceased, to The West Penn Hospital Foundation by deed dated October 8, 1986 and recorded October 16, 1986 in Deed Book Volume 7413, Page 506

ALL THAT CERTAIN lot or piece of ground situate in the 8th Ward, formerly the 20th Ward, of the City of Pittsburgh, County of Allegheny and Commonwealth of Pennsylvania, being Lot Number 8 and 4 ½ feet of Lot Number 9 (adjoining said Lot No. 8), in Rebecca Baum's Plan, recorded in the Recorder's Office of Allegheny County in Plan Book Volume 5, page 148, bounded and described as follows, to-wit:

BEGINNING at a point on the South side of Liberty Avenue, distant 135.5 feet Westwardly from the Southwest corner of Liberty Avenue and Millvale Avenue (formerly Fitch Street); thence Westwardly along said Liberty Avenue, 24.5 feet to the Easterly line of Lot Number 7 in said plan; thence Southwardly by said line of Lot Number 7 100 feet to Mitre Alley (Formerly Melon Alley); thence by the Northerly line of said alley, Eastwardly, 24.5 feet to a point; thence Northwardly 100 feet to Liberty Avenue, at the place of beginning.

BEING designated as Block 51-A, Lot 107 in the Deed Registry of Allegheny County, Pennsylvania.

BEING the same premises which Peter Cardell, Executor of the Estate of Alfred G. Cardillo a/k/a Alfred G. Cardell, deceased, by deed dated October 8, 1986 and recorded October 16, 1986 in the Recorder's Office of Allegheny County, Pennsylvania in Deed Book Volume 7413, Page 506, granted and conveyed to The West Penn Hospital Foundation.

Foundation Office Building, 4818 Liberty Avenue, Block and Lot Number 51-E-351

Property conveyed by Peter Cardell, Executor of the Estate of Alfred G. Cardillo a/k/a Alfred G. Cardell, deceased, to The West Penn Hospital Foundation by deed dated October 8, 1986 and recorded October 16, 1986 in Deed Book Volume 7413, Page 506

ALL THAT CERTAIN lot or piece of ground situate in the 8th Ward, formerly the 20th Ward of the City of Pittsburgh, County of Allegheny and Commonwealth of Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at a point on the southern side of Liberty Avenue distant Westwardly 105 feet from Millvale Avenue; thence along Liberty Avenue Westwardly, 30.5 feet, and extending Southwardly, preserving an even width of 30.5 feet, a distance of 100 feet to Mellon Way.

MBV 19982PG140

UPE-0001543

BEING composed of part of Lots Nos. 9 and 10 in Rebecca Baum's Plan of lots as recorded in Plan Book Volume 5, page 148.

BEING designed as Block 51-E, Lot 351 in the Deed Registry of Allegheny County, Pennsylvania.

BEING the same premises which Peter Cardell, Executor of the Estate of Alfred G. Cardillo a/k/a Alfred G. Cardell, deceased, by deed dated October 8, 1986 and recorded October 16, 1986 in the Recorder's Office of Allegheny County, Pennsylvania in Deed Book Volume 7413, Page 506, granted and conveyed to The West Penn Hospital Foundation.

MBV 19982PG141

UPE-0001544

BY SATISFACTION PIECE
THIS MORTGAGE SATISFIED
OF RECORD

JUN 19 2007

Recorder of Deeds

THIS IS AN OPEN-END MORTGAGE SECURING FUTURE ADVANCES UP TO A MAXIMUM PRINCIPAL AMOUNT OF $641,984,967.00 PLUS ACCRUED INTEREST AND OTHER INDEBTEDNESS AS DESCRIBED IN 42 PA. C.S.A. § 8143.

OPEN-END MORTGAGE AND SECURITY AGREEMENT

[(All notices to be given to Mortgagees pursuant to 42 Pa. C.S.A. § 8143 shall be given as set forth in Section 12 of this Mortgage)]

THIS OPEN-END MORTGAGE AND SECURITY AGREEMENT (this "Mortgage"), is made as of July 1, 2000, by THE WESTERN PENNSYLVANIA HOSPITAL FOUNDATION, a Pennsylvania nonprofit corporation, formerly known as The West Penn Hospital Foundation, as mortgagor ("Mortgagor"), in favor of CHASE MANHATTAN TRUST COMPANY, NATIONAL ASSOCIATION, as mortgagee ("Mortgagee") in its capacity as master trustee under that certain Amended and Restated Master Indenture of Trust, dated as of July 1, 2000 (as hereafter amended and supplemented from time to time in accordance with the provisions thereof, the "Master Indenture"), among Mortgagee, Mortgagor and the other Members of the Obligated Group identified therein (Mortgagor and Mortgagee shall be collectively referred to herein as the "Parties"). This Mortgage secures all Obligations issued under the Master Indenture and all Related Supplements, issued in an initial principal amount of $641,984,967.00.

MORTGAGE

For the purpose of securing payment and performance of the Obligations, Mortgagor has granted, bargained, sold, conveyed, aliened, enfoeffed, released, confirmed, assigned to, granted a security interest in and mortgaged, and by these presents does hereby grant, bargain, sell, convey, alien, enfoeff, release, confirm, assign to, grant a security interest in, and mortgage to Mortgagee, with power of sale (in connection with exercise of the foreclosure remedy set forth herein) and right of entry and possession, all of Mortgagor's right, title and interest, whether now owned or existing or hereafter acquired or arising, in or to the property and rights listed in paragraphs (a) through (j) below (hereinafter collectively referred to as the "Property"):

The Western Pennsylvania
Hospital Foundation

MBV 19982PG126