

UNOFFICIAL COPY

4272411 1083

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

James R. Schueller
Bell, Boyd & Lloyd LLC
70 W. Madison Street
Suite 3100
Chicago, Illinois 60602

0010241083

1099/0057 07 001 Page 1 of 4
2001-03-27 11:27:31
Cook County Recorder 27.50



Property of Cook County Office
QUIT

PARTIAL RELEASE OF MORTGAGE

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^{13th}₁₂ THIS PARTIAL RELEASE OF MORTGAGE (the "Release") is made as of this day of March, 2001, by Thomas Amarantos and Susanne Amarantos of Chicago, Illinois (collectively, the "Mortgagee").

WHEREAS, 2454 North Ashland, L.L.C., an Illinois limited liability company (the "Mortgagor") made a Mortgage (the "Mortgage") to Mortgagee dated as of March 26, 1998 and recorded March 30, 1998 as Document Number 98247495, which Mortgage covered certain real estate legally described therein located in the City of Chicago, Cook County, Illinois, (the "Mortgaged Property") to secure repayment of that certain Installment Note from Mortgagor to Mortgagee in the principal amount of \$200,000.00 (the "Note"); and

WHEREAS, the Mortgaged Property is improved with a building containing condominiums and a commercial retail store, and contains the condominium unit commonly known as 1601 W. Altgeld, Unit 3A (also known as 2454 N. Ashland, Unit 3A), Chicago, Illinois and legally described on Exhibit A attached hereto and incorporated herein ("Released Unit"); and

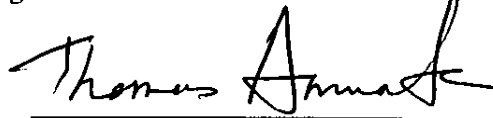
WHEREAS, the Mortgagor has paid all sums required and otherwise satisfied all requirements contained in the Mortgage and the Note for the release of the Mortgage with respect to the Released Unit only;

NOW, THEREFORE, Mortgagee hereby REMISES, RELEASES, CONVEYS and QUITCLAIMS to Mortgagor, all right, title, interest, claim or demand whatsoever it may have acquired through the Mortgage on the Released Unit together with all the appurtenances and privileges thereunto belonging or appertaining.

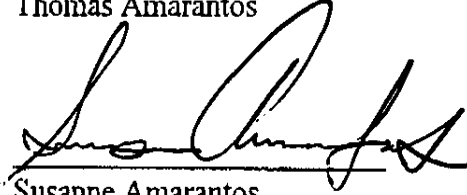
This is a Partial Release of the Mortgage, and the lien of the Mortgage shall continue in full force and effect as to all of the Mortgaged Property not released hereby.

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IN WITNESS WHEREOF, Mortgagor has executed and delivered this instrument as of the day and year first above written.



Thomas Amarantos



Susanne Amarantos

Property of Cook County Clerk's Office

UNOFFICIAL COPY 0010241083 Page 3 of 4EXHIBIT A

Legal Description of Released Unit

PARCEL 1: UNIT 3A TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 1601 WEST ALTGELD CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 00625013, IN THE EAST $\frac{1}{2}$ OF THE SOUTHEAST $\frac{1}{4}$ OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EXCLUSIVE USE FOR PARKING PURPOSES IN AND TO PARKING SPACE NO. G-5, A LIMITED COMMON ELEMENT, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.

P.I.N.: 14-30-410-017

14-30-410-018

14-30-410-019

COMMON ADDRESS: 1601 West Altgeld, Unit 3A (also known as 2454-56 N. Ashland, Unit 3A), Chicago, Illinois

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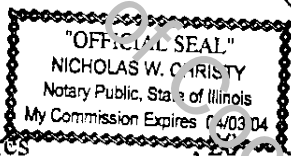
STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Thomas Amarantos and Suzanne Amarantos, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed and delivered the said Partial Release of Mortgage as their free and voluntary act, and that the matters set forth therein are true, to the best of their knowledge and belief.

Given under my hand and official seal 13 day of March, 2001.

Nicholas W. Christy

Notary Public



My commission expires _____

This document prepared by
and after recording return to:

James R. Schueller
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Chicago, Illinois 60602
(312) 807-4325
(312) 827-1281 (fax)