

KNOWN ALL MEN BY THESE PRESENTS, that COLE TAYLOR BANK, an Illinois Banking Corporation, for and in consideration of the payment of the sum of Ten and no/100 dollars (\$10.00) in hand paid, receipt of which is hereby acknowledged, does hereby REMISE, CONVEY, RELEASE AND QUIT CLAIM unto: **Fullerton Development Group, Ltd.** an Illinois Corporation of the State of Illinois of the County of Cook, all the right, title, interest, claim or demand whatsoever that it may have acquired in, through or by a certain Construction Mortgage dated April 30, 1999, recorded on May 10, 1999 as Document No. R99-450988. The Collateral Assignment of Rents and Leases dated April 30, 1999, recorded on May 10, 1999 as Document No. 99-450989. All recorded in the office of deeds of Cook County, Illinois, as to a portion of the premises therein described as follows, to wit:



(SEE ATTACHED EXHIBIT A FOR LEGAL DESCRIPTION)

Property Address: (See attached Exhibit A), Cook County, Illinois.

situated in the County of Cook and State of Illinois, together with all the appurtenances and privileges thereunto belonging and appertaining.

This release is in no way to operate to discharge the lien of said Construction Mortgage and Collateral Assignment of Rents upon any other of the premises described therein, but it is only to release the portion particularly above described and none other; and the remaining or unreleased portions of the premises in said mortgage, and Assignment of Rents described is to remain as security for the payment of the indebtedness secured thereby and for the full performance of all covenants, conditions and obligations contained in said Construction Mortgage, Collateral Assignment of Rents therein mentioned.

IN WITNESS WHEREOF, the said Cole Taylor Bank has caused these presents to be signed by its Senior Vice President and attested by its Construction Loan Administrator and its corporate seal to be affixed this 11th day of May, 2000.

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AFTER RECORDING MAIL TO:
Gwenn Dunn
Fullerton Development Group, Ltd.
c/o Cyrus Development Group
1526 Greenleaf Street
Evanston, IL. 60202

COLE TAYLOR BANK
An Illinois Banking Corporation

By: [Signature]
Its: Senior Vice President

ATTEST:

By: [Signature]
Its: Construction Loan Administrator

THIS DEED PREPARED BY:
COLE TAYLOR BANK 5501 W. 79TH STREET 4TH FLOOR BURBANK, IL. 60459,
REAL ESTATE BANKING GROUP
ATTN: CHERYL MOORE

BOX 333-CTI

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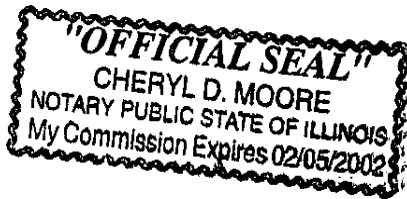
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STATE OF ILLINOIS)
) SS.
 COUNTY OF COOK)

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that David Livingston and Renee Feiner personally known to me to be the same persons whose names are as Senior Vice President and Construction Loan Administrator, respectively, of COLE TAYLOR BANK, an Illinois Banking Corporation, subscribed to the foregoing instrument, appeared before me this day in person and acknowledged to me that they, being thereunto duly authorized, signed and delivered said instrument as their own free and voluntary act and as the free and voluntary act of said corporation, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 11th day of May, 2000.

Cheryl Moore
 Notary Public



THIS DEED PREPARED BY:
 COLE TAYLOR BANK 5501 W. 79TH STREET 4TH FLOOR BURBANK, IL. 60459
 REAL ESTATE BANKING GROUP
 ATTN: CHERYL MOORE

UNIT 1D IN THE 900 WEST FULLERTON CONDOMINIUM ASSOCIATION CONDOMINIUM AS
DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

THE WEST 25 FEET OF LOT 31 AND LOTS 32 AND 33 AND THE EAST 1/2 OF LOT 34 IN THE
SUBDIVISION OF THE EAST 10 ACRES OF OUTLOT 19 IN CANAL TRUSTEES' SUBDIVISION OF THE
EAST 1/2 OF THE SOUTHEAST 1/4 SECTION 29, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE
THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM
RECORDED AS DOCUMENT NUMBER 00078794, TOGETHER WITH ITS UNDIVIDED PERCENTAGE
INTEREST IN THE COMMON ELEMENTS

STREET ADDRESS: 900 W. FULLERTON

TAX NUMBER: 14-29-427-054-0000

Property of Cook County Clerk's Office