

0010596882

UNOFFICIAL COPY

RELEASE OF MORTGAGE
OR TRUST DEED
LOAN NO.: 0604109410

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2001-07-06 12:31:05
Cook County Recorder 23.50



DRAFTED BY:
Parag Bordia
ABN AMRO MORTGAGE GROUP
2600 WEST BIG BEAVER
TROY, MI 48084

After Recording Mail To:
Amy L Larson
300 W Grand Ave. #213
Chicago, IL 60610

In consideration of the payment and full satisfaction of the debt
secured by the Mortgage executed by
AMY L. LARSON A SINGLE PERSON

as Mortgagor, and recorded on 10-13-98 as document number
98914604 in the Recorder's Office of COOK County, now held by
KEY MORTGAGE SERVICES, INC, as mortgagee,
the undersigned hereby releases said mortgage which formerly
encumbered the described real property to wit:

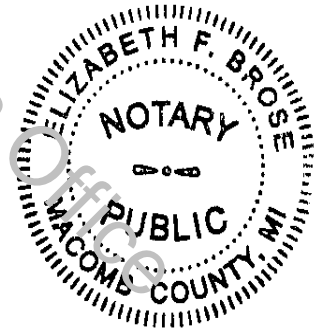
Commonly known as: 300 W Grand #213, Chicago IL 60653

PIN Number 17092360191013
PIN Number

The undersigned hereby warrants that it has full right and authority
to release said mortgage as successor in interest to the original
mortgagee.

Dated June 11, 2001
Standard Federal Bank, a federal savings bank

by M Feskorn
M. FESKORN
Loan Servicing Officer



STATE OF MICHIGAN) SS
COUNTY OF OAKLAND)

The foregoing instrument was acknowledged before me on June 11, 2001
by M. FESKORN, Loan Servicing Officer the foregoing Officer of
Standard Federal Bank, a federal savings bank, on behalf of said Bank

Elizabeth F. Brose
Notary Public

ELIZABETH F. BROSE
Notary Public, Macomb County, Michigan
Acting in Oakland County
My Commission Expires January 8, 2003

PY111 020 P18

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Loan #: 0604109410

EXHIBIT A

First Bank and Trust Company of Illinois, Inc.
individually, but solely as trustee under Trust
No. 10-2008
By: _____
Trust Officer
Attest: Carl R. Rath
Assistant Trust Officer

PARCEL 1:
UNIT NUMBER 213 IN 300 WEST GRAND AVENUE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PART OF BLOCK 8 IN BUTLER, WRIGHT AND WEBSTER'S ADDITION TO CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH RANGE 14 EAST OF THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT B TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 98548808, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE OF INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:
EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS, EGRESS, USE AND ENJOYMENT OF THE PROPERTY AS SET FORTH IN THE 300 WEST GRAND, CHICAGO, ILLINOIS AMENDED AND RESTATED DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED AS DOCUMENT NUMBER 98548807.

PARCEL 3:
THE EXCLUSIVE RIGHT TO USE PARKING SPACE 25 LOCATED ON THE FOLLOWING DESCRIBED LAND FOR THE PURPOSES OF PARKING VEHICLES AND INGRESS AND EGRESS THERETO, AS CREATED BY THE PARKING AGREEMENT DATED June 24, 1998, AND RECORDED AS DOCUMENT NUMBER 98548809 AS AMENDED FROM TIME TO TIME, AND SHOWN ON THE SITE PLAN ATTACHED THERETO, AND THE UNIT OWNER AGREEMENT DATED _____ AND RECORDED AS DOCUMENT NUMBER _____, SAID LAND DESCRIBED AS FOLLOWS:
LOTS 14, 15, 16, 17 AND 18 IN BLOCK 8 IN BUTLER, WRIGHT AND WEBSTER'S ADDITION TO CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE DECLARATION OF CONDOMINIUM AFORESAID, AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING PROPERTY DESCRIBED THEREIN.

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

(A) THE TENANT OF UNIT HAS WAIVED OR HAS FAILED TO EXERCISE THE RIGHT OF FIRST REFUSAL; (B) THE TENANT OF THE UNIT HAD NO RIGHT OF FIRST REFUSAL; OR (C) THE PURCHASER OF THE UNIT WAS THE TENANT OF THE UNIT PRIOR TO THE CONVERSION OF THE BUILDING TO A CONDOMINIUM.