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0020359952

27770056 00 001 Page 1 of 4

2002-03-29 13:36:23

Cook County Recorder

27.50

PARTIAL RELEASE OF MORTGAGE OR TRUST DEED



0020359952

FOR THE PROTECTION OF THE OWNER, THIS RELEASE SHALL BE FILED WITH THE RECORDER OF DEEDS IN WHOSE OFFICE THE MORTGAGE OR DEED OF TRUST WAS FILED.

01012694 *[Signature]*

KNOW ALL MEN BY THESE PRESENTS that Builders Bank of the County of Cook, State of Illinois, for and in consideration of the partial payment of the indebtedness secured by the real estate hereinafter mentioned, and of the sum of one dollar, the receipt whereof is hereby acknowledged, does hereby REMISE, RELEASE, CONVEY and QUIT CLAIM unto 850 N. Ogden, LLC, heirs, legal representative and assigns, all the right, title, interest, claim or demand whatsoever may have acquired in, through or by a certain Construction Mortgage bearing the date of the 11th day of May, 2001 and recorded in the Recorder's Office of Cook County, in the State of Illinois, in book 2586/0020 49 001 of records, on pages 1-41, as document No. 0010466725 to the premises therein described, situated in the County of Cook, State of Illinois, as follows to wit:

PARCEL 1:

PARCEL 64: THAT PART OF LOT 25 AND THAT PART OF WEST CHESTNUT STREET (FORMERLY CORNELL STREET LYING EASTERLY OF THE EAST LINE EXTENDED, OF NORTH MAY STREET, SOUTHERLY OF THE SOUTHWESTERLY RIGHT OF WAY LINE OF CHICAGO AND NORTHWESTERN RAILWAY COMPANY AND WEST OF THE EAST LINE EXTENDED, OF THE NORTH AND SOUTH ALLEY WHICH LIES WESTERLY OF AND ADJOINING LOT 31 IN ASSESSOR'S DIVISION OF BLOCK 6 IN ELSTON'S ADDITION TO CHICAGO IN THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND DESCRIBED AS: COMMENCING AT THE SOUTHWEST CORNER OF SAID BLOCK; THENCE NORTH 00° 00' 00" WEST ALONG THE WEST LINE OF SAID BLOCK, 353.69 FEET; THENCE SOUTH 72° 10' 40" EAST 74.52 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 72° 10' 40" EAST 29.95 FEET; THENCE NORTH 18° 15' 42" EAST 41.55 FEET TO THE SOUTH LINE OF THE CHICAGO AND NORTHWESTERN RAILROAD COMPANY RIGHT OF WAY; THENCE NORTH 71° 44' 18" WEST 12.34 FEET TO A POINT OF CURVE; THENCE NORTHWESTERLY ALONG AN ARC OF A CIRCLE CONVEX SOUTHWESTERLY HAVING A RADIUS OF 5226.75 FEET FOR A DISTANCE OF 17.61 FEET (THE CHORD OF SAID ARC HAVING A BEARING OF NORTH 73° 15' 12" WEST AND A DISTANCE OF 17.61 FEET); THENCE SOUTH 18° 15' 42" WEST 41.31 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENTS FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AFORESAID, AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS,

4

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RESTRICTIONS AND EASEMENTS FOR ST. JOHN'S PARK TOWNHOME HOME OWNER'S ASSOCIATION DATED AUGUST 23, 2000 AND RECORDED AUGUST 28, 2000 AS DOCUMENT NUBER 00666092, AS AMENDED FORM TIME TO TIME.

Common Address: 1068 W. Chestnut, Unit 64, Chicago, IL 60622
together with the appurtenances and privileges thereunto belonging or appertaining.

IN TESTIMONY WHEREOF, the said Builders Bank, has caused these presents to be signed by the officer noted below, this 3RD day of the month of January in the year 2002.

BUILDERS BANK

By:

Its: Executive Vice President

Name: Charlene J. Madura

This instrument was prepared by: Builders Bank
Builders Bank, 77 West Wacker Drive, Suite 3100, Chicago IL 60601

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STATE OF ILLINOIS }
 }
 } SS
COUNTY OF COOK }

I, the undersigned, in and for said County, the State aforesaid DO HEREBY CERTIFY that Charlene J. Madura, personally known to me to be the Executive Vice President of Builders Bank, an Illinois banking corporation, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and signed and delivered the said instrument, as their free and voluntary act, and as the free and voluntary act of said corporation, for the uses and purposes therein set forth.



Notary Public



My Commission Expires: 12/4/02

When recorded, return to:

Near North National Title Corporation
222 N. LaSalle Street
Chicago, IL 60601



For recorder's index purposes, insert street address of above described property
1068 W. Chestnut, Unit 64, Chicago, IL 60622
Reference: 850 N. Ogden, LLC

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PIN #

17-05-413-017-0000
17-05-413-018-0000
17-05-413-019-0000
17-05-413-020-0000
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