

UNOFFICIAL COPY

0021092753

2147/0138 14 001 Page 1 of 3
2002-10-04 13:25:04
Cook County Recorder 28.50

THIS INSTRUMENT PREPARED BY
AND AFTER RECORDING RETURN TO:



0021092753

Steven R. Davidson, Esq.
Sonnenschein Nath & Rosenthal
8000 Sears Tower
Chicago, IL 60606

US Hwy 484 SA

MAILED TO
10022071

PARTIAL RELEASE OF MORTGAGE

WHEREAS, LEHMAN BROTHERS HOLDINGS INC., doing business as Lehman Capital, a division of Lehman Holdings, Inc., a Delaware corporation ("Lehman") is the owner and holder of or enjoys rights under that certain Subordinate Mortgage and Security Instrument (the "Mortgage"), executed by The Residences at River Bend Limited Partnership, an Illinois limited partnership, as "Borrower", encumbering the real and personal property more particularly described and evidenced by instrument recorded as document number 00057962 therein (the "Mortgaged Premises"); and

WHEREAS, Borrower and Lehman now desire to release a portion of the Mortgaged Premises from the lien and encumbrance of the Mortgage.

NOW, THEREFORE, for good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Lehman does hereby remise, release, quit-claim, exonerate and discharge from the lien, operation and effect of the Mortgage that certain portion of the Mortgaged Premises more particularly described on Exhibit A attached hereto and made a part hereof, Illinois (the "Released Premises").

TO HAVE AND TO HOLD, the Released Premises, freed and discharged of the lien, operation and effect of the Mortgage; provided however, that nothing herein shall otherwise impair, alter, or diminish the effect, lien or encumbrance of the Mortgage on that portion of the Mortgaged Premises which is not hereby released, or any rights or remedies of the Lehman thereunder.

Permanent Real Estate Index Numbers: 17-09-306-010; 17-09-306-013; and 17-09-306-019. Current Pin # 17-09-306-025

2404

Commonly Known as Parking Unit P-145, 333 N. Canal Street, Chicago, Illinois
Storage Unit S-160

3

UNOFFICIAL COPY

Property of Cook County Clerk's Office



UNOFFICIAL COPY

Parcel 1:

Unit 2404, Parking Unit P- 145 and Storage Unit S-160 in the Residences at Riverbend Condominium as delineated and defined on the plat of survey of the following described parcel of real estate:

Part of Lots 1, 2, 3 and 4 in Block "K" in the Original Town of Chicago in the Southwest 1/4 of Section 9, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook county, Illinois.

Which survey is attached as "Exhibit B" to the declaration of condominium recorded January 4, 2002 as document number 0020017903, as amended from time to time, together with its undivided percentage interest in the common elements.

Parcel 2:

Easements for the benefit of Parcel 1 above described, as created by Declaration of Easements and Covenants dated June 1, 1981 and recorded June 5, 1981 as document 25895261 and as amended by Amendment to Declaration of Easements and Covenants recorded January 4, 2002 as document number 0020017902. For particulars as to location refer to Easement Premises Numbers 1, 2, 3 and 4 as described in the amendment therein.

Parcel 3:

Easements for the benefit of Parcel 1 above described as created by Deed In Trust subject to easements, covenants and restrictions dated March 27, 1989 and recorded March 28, 1989 as document 89134782 made by and between Chicago Union Station Company, an Illinois Corporation and LaSalle National Bank as Trustee under Trust Agreement dated January 1, 1989 and known as Trust Number 114065 and the Deed In Trust Subject to Easements, Covenants and Restrictions dated March 27, 1989 and recorded March 28, 1989 as document 89134783 made by Consolidated Rail Corporation, a Pennsylvania Corporation to LaSalle National Bank as Trustee under Trust Agreement dated January 1, 1989 and known as Trust Number 114065 for (a) use, maintain, repair, replace or renew adequate columns, trusses, horizontal structural members, foundations and other supports; (b) for the purpose of inspecting the projects' supporting columns, footings and foundations, elevators, piping, electrical lines and any other services as well as the underside of the air exhaust system and to bring such materials and perform such labor as may be necessary or convenient to safely, adequately and properly maintain, repair and strengthen such structures, services and systems; and (c) construct stairways and passageways if necessary or useful to maintain said structures or services in the expected space, as defined and described therein. (the subsurface land below the air rights portion of the property).

Parcel 4:

Reciprocal Cross Easement as contained in Section 30 of the Declaration of Condominium recorded January 4, 2002 as document number 0020017903 for the use of automobile spaces and access thereto over those portions of the parking units and common elements as described therein.

Parcel 5:

Easements for the benefit of Parcel 1 as described in Section 29 of the Declaration of Condominium recorded January 4, 2002 as document number 0020017903 for ingress, egress and other uses as more fully described therein over and across the non-submitted portion as described therein.

Parcel 6:

Easement for the benefit of Parcel 1 as described in the Easement Agreement recorded May 18, 2000 as document number 00358933 for ingress and egress for the construction, installation operation, use and protection of caissons as more fully described therein.