A 2 2002-12-30 10:16:53
Selling or Refinancing Borrower

Selling or Refinancing Borrower

20.1.1./k
2002-12-30 10:16:53
Cook County Recorder
26.00

1. The Selling or Refinancing Borrower ("Borrower") identified below has or had an interest in the property (or in a land trust holding title to the property) identified by tax identification number(s):

14-20-319-042-0000



SEE ATTACHED LEGAL DESCRIPTION

Commonly Known As: 1211 WEST ROSCOE, CHICAGO, ILLINOIS 60657

which is nerealled referred to as the Property.	
2. The Property was subjected to a mortgage or trust deed ("mortgage") recorded on 518-02	as document
number 0010406417 a COOK County, granted from CHR 15TO PRETENDED PENTAGE	CIPICIC TO
On or after a closing conducted on 12-11-02, Title Co.	mpany disbursed funds
pursuant to a payoff letter from the Nortgagee, or its agent or assignee (hereinafter "Mortgagee"), for	or the purpose of causing
the above mortgage to be satisfied.	

- 3. This document is not issued by or on bor aff of the Mortgagee or as an agent of the Mortgagee. This document is not a release of any mortgage. The extent of any continuing obligation of the Borrower to the Mortgagee is a matter of the contract between them, on which Borrower should seek independent legal advice, and on which subject Title Company makes no implied or express representation, warranty, or promise. This document does no more and can do no more than certify-solely by Title Company, and not as agent for any party to the closing that funds were disbursed to Borrower's Mortgagee. Any power or duty to issue any legal release of the Mortgagee's mortgage relts solely with the Mortgagee, for whom the Title Company does not act as agent with respect to the subject closing or the subject mortgage. No release of mortgage is being hereby issued by the Title Company. No release of mortgage will be issued by the Title Company, and no mortgage release, if issued by the Mortgagee, will be recorded by the Title Company as a result of the closing, as a result of this document, or as a result of any actual or alleged past practice or prior course of dealing with any party or party's attorney. Title Company makes no undertaking and accepts no responsibility with regard to the mortgage or its release. Borrower disclaims, waives, and releases any obligation of the Title Company, in contract, tort, or under statute with regard to obtaining, verifying, or causing the present or future existence of any mortgage release, or with ref ard to the recording of any mortgage release, now or in the future.
- 4. Borrower and Title Company agree that this RECORD OF PAYMENT shall be recorded by Title Company within 60 days of completion of the closing and that upon recordation of the RECORD OF PAYMENT all Title Company's obligations to Borrower shall be satisfied, with Title Company to have no further obligation of any kind what seever to Borrower arising out of or relating in any way to this RECORD OF PAYMENT or any mortgage release. The so e ard exclusive remedy for Title Company's failure to record within 60 days shall be a refund upon demand of amounts collected from Borrower for recordation of this RECORD OF PAYMENT. Any failure to record shall not negate or affect any other provisions of this RECORD OF PAYMENT.
- 5. This document is a total integration of all statements by Title Company relating to the mortgage. Borrower represents that no statements or agreements inconsistent with the terms of this record have been made, and that any allegation of any prior statement or representation, implied or express, shall be treated at all times by both parties as superseded by the statements, disclaimers, releases and waivers contained herein. Borrower waives any right to rely on any statement or act alleged to be inconsistent with the terms hereof, unless contained in a writing signed by both parties, which expressly states that it is negating the legal efficacy of this document.

PREPARED BY: ARMANDINA DROGOLEWICZ

7225-27 W. MADISON ST., FOREST PARK, ILLINOIS 60130

MAIL TO: CHRISTOPHER BLAIR CLARK

1211 WEST ROSCOE CHICAGO, ILLINOIS

60657

Title Company

Rorrower

RECOFPMT 11/02 DOG X TORW Xer Club



Legal Description:

PARCEL 1:

A STRIP OF LAND APPROXIMATELY 50 FEET IN WIDTH, LOCATED IN THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, BEING IN CHICAGO, COOK COUNTY, ILLINOIS, AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF THE INTERSECTION OF RACINE AVENUE AND SCHOOL STREET IN CHICAGO; THENCE WEST ALONG THE NORTH LINE OF SCHOOL STREET FOR A DISTANCE OF APPROXIMATELY 244 FEET TO THE POINT OF BEGINNING; THENCE NORTH 26 DEGREES 45 MINUTES EAST, MORE OR LESS, FOR A DISTANCE OF APPROXIMATELY 530 FEET TO THE WEST LINE OF RACINE AVENUE; THENCE NORTH ALONG THE WEST LINE OF RACINE AVENUE FOR A DISTANCE OF APPROXIMATELY 109 FEET; THENCE SOUTH 26 DEGREES 45 MINUTES WEST, MORE OR LESS, FOR A DISTANCE OF APPROXIMATELY 654 FEET TO THE NORTH LINE OF SCHOOL STREET, THENCE EAST ALONG THE NORTH LINE OF SCHOOL STREET FOR A DISTANCE OF APPROXIMATELY 60 FEET TO THE POINT OF BEGINNING, BEING PART OF THAT PROPERTY CONVEYED BY MARK SKINNER AND ELIZABETH W. SKINNER TO CHICAGO AND EVANSTON RAILROAD COMPANY (GRANTOR'S PREDECESSOR IN INTEREST) BY DEED DATED NOVEMBER 16, 1882 AND RECORDED DECEMBER 11, 1882 IN BOOK 1276, PAGE 457. (EXCEPT FROM SAID STRIP OF LAND THE SOUTHWESTERLY 300.0 FEET THEREOF AS MEASUPED ON THE EASTERLY AND WESTERLY LINES THEREOF AND EXCEPT THAT PART THEREOF LYING NORTH OF A LINE DRAWN PERPENDICULAR TO THE WEST LINE OF RACINE AVENUE THROUGH A POINT THERFIN 42.56 FEET SOUTH OF THE MOST NORTHERLY CORNER OF SAID STRIP) IN COOK COUNTY, ILLINOIS

ALSO

PARCEL 2:

ALL OF LOTS 24, 25, 26, 27, 28 AND LOT "A" IN BLOCK 8 IN WILLIAM J. GOUDY'S SUBDIVISION OF THAT PART OF THE SOUTH EAST 1/4 OF THE SOUTHWEST 1/4 OF SJ.C TION 20, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WEST OF THE RIGHT OF WAY OF CHICAGO, EVANSTON AND LAKE SUPERIOR RAILROAD, EXCEPTING, HOWEVER, THAT PART OF LOT "A" AND LOT 25 IN BLOCK 8 IN SAID SUBDIVISION DESCRIBED AS FOLLOWS:: COMMENCING AT THE NORTHEAST CORNER OF SAID LOT "A"; THENCE SOUTH ALONG THE EAST LINE OF SAID LOT "A" TO THE NORTH LINE OF RAILROAD RIGHT OF WAY; THENCE SOUTHWESTERLY ALONG SAID RAILROAD RIGHT OF WAY 47.84 FEET; THENCE WESTERLY AT RIGHT ANGLES TO SAID RIGHT OF WAY 34.10 FEET; THENCE NORTH ALONG A LINE DRAWN TO A POINT 52.44 FEET WEST OF THE NORTHEAST CORNER OF SAID LOT "A" 52.79 FEET TO THE NORTH LINE OF LOT 25; THENCE EAST ALONG THE NORTH LINE OF LOT 25 AND LOT "A" TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.