

UNOFFICIAL COPY



0320339095

Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 07/22/2003 12:42 PM Pg: 1 of 3

RECORDATION REQUESTED BY:
FIRST AMERICAN BANK
P.O. BOX 307
201 S. STATE STREET
HAMPSHIRE, IL 60140

WHEN RECORDED MAIL TO:
PATRICK THELEN
1524 S SANGAMON #302
CHICAGO IL 60607

SEND TAX NOTICES TO:

MAIL TO:
RESIDENTIAL TITLE SERVICES
1910 S. HIGHLAND AVE.
SUITE 202
LOMBARD, IL 60148

Property of Cook County Clerk's Office
145148

FOR RECORDER'S USE ONLY

RELEASE OF MORTGAGE OR TRUST DEED BY CORPORATION (ILLINOIS)

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

KNOW ALL MEN BY THESE PRESENTS, That FIRST AMERICAN BANK, P.O. BOX 307, 201 S. STATE STREET, HAMPSHIRE, IL 60140 for and in consideration of the payment of the indebtedness secured by the property hereinafter mentioned, and the cancellation of all the notes thereby secured, and of the sum of one dollar, the receipt whereof is hereby acknowledged, does hereby **REMISE, RELEASE, CONVEY, and QUIT CLAIM** unto **PATRICK M. THELEN, 1524 S. SANGAMON, UNIT # 302, CHICAGO, IL 60607**, his/her, their heirs, legal representatives and assigns, all the right, title, interest, claim or demand whatsoever it may have acquired in, through or by a certain mortgage bearing date the 21st Day of August, 2002, and recorded in the Recorder's Office of COOK County, in the State of Illinois, in book _____ of records, on page _____ as document no. 0020930418, to the premise therein described as follows, situated the County of COOK, State of Illinois, to wit:

Cook County Clerk's Office

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UNOFFICIAL COPY**RELEASE OF MORTGAGE OR TRUST DEED BY CORPORATION (ILLINOIS)**

Loan No: 17903479770

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COOK County, State of Illinois:

UNIT 302 IN THE UNIVERSITY VILLAGE LOFTS CONDOMINIUM AS DELINEATED AND DEFINED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: THAT PART OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 20 TOWNSHIP 39 NORTH EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE INTERSECTION OF THE WEST LINE OF SOUTH HALSTED STREET, AS A 66.00 FOOT RIGHT-OF-WAY, AND THE SOUTH LINE OF WEST 14TH PLACE (WRIGHT STREET); THENCE SOUTH 01 DEGREES 40 MINUTES 53 SECONDS EAST ALONG AN ASSUMED BEARING, BEING SAID WEST LINE 575.01 FEET TO THE INTERSECTION OF SAID WEST LINE WITH THE NORTH LINE OF CHICAGO AND NORTHWESTERN RAILROAD; THENCE SOUTH 88 DEGREES 25 MINUTES 02 SECONDS WEST ALONG SAID NORTH LINE 776.11 FEET TO A POINT ON THE EAST LINE OF VACATED SOUTH SANGAMON STREET (PER DOCUMENT NUMBERS 94763032 AND 0010238993), SAID POINT ALSO BEING THE POINT OF BEGINNING; THENCE CONTINUING SOUTH 88 DEGREES 25 MINUTES 02 SECONDS WEST ALONG SAID NORTH LINE 280.74 FEET TO A POINT ON THE EAST LINE OF SOUTH MORGAN STREET; THENCE NORTH 01 DEGREES 44 MINUTES 25 SECONDS WEST ALONG SAID EAST LINE 152.79 FEET, TO A POINT ON A LINE LYING 152.79 FEET NORTH OF AND PARALLEL WITH THE NORTH LINE OF SAID RAILROAD; THENCE NORTH 88 DEGREES 25 MINUTES 02 SECONDS EAST ALONG LAST DESCRIBED PARALLEL LINE 194.33 FEET TO A POINT ON A CURVE; THENCE SOUTHERLY 112.60 FEET ALONG THE ARC OF A NON-TANGENT CIRCLE TO THE LEFT HAVING A RADIUS OF 54.00 FEET, AND WHOSE CHORD BEARS SOUTH 69 DEGREES 39 MINUTES 47 SECONDS EAST 93.28 FEET TO A POINT ON THE EAST LINE OF SAID VACATED SOUTH SANGAMON STREET; THENCE SOUTH 01 DEGREES 43 MINUTES 43 SECONDS EAST ALONG SAID EAST LINE 117.97 FEET, TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS, TOGETHER WITH ALL RIGHTS APPURTENANT TO THE FOREGOING PROPERTY PURSUANT TO THAT CERTAIN NONEXCLUSIVE AERIAL EASEMENT AGREEMENT DATED JUNE 26, 2001, AND RECORDED JUNE 28, 2001 AS DOCUMENT NUMBER 0010571142 WHICH SURVEY IS ATTACHED AS EXHIBIT G TO THE DECLARATION OF CONDOMINIUM FOR THE UNIVERSITY VILLAGE LOFTS DATED JUNE 21, 2002, AS DOCUMENT NUMBER 0020697460, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS. PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE _____, AS DELINEATED AND DEFINED ON THE AFORESAID PLAT OF SURVEY ATTACHED TO THE AFORESAID DECLARATION RECORDED AS DOCUMENT NUMBER 0020697460, AS AMENDED FROM TIME TO TIME.

The Real Property or its address is commonly known as 1524 S. SANGAMON, UNIT# 302, CHICAGO, IL 60607. The Real Property tax identification number is 17-20-228-009-8001, 17-20-500-011, AND 17-20-500-012.

together with all the appurtenances and privileges thereunto belonging or appertaining.

Permanent Real Estate Index Number(s): 17-20-228-009-8001, 17-20-500-011, AND 17-20-500-012

Address(es) of premises: 1524 S. SANGAMON, UNIT# 302, CHICAGO, IL 60607

Witness Our hand and seal, this _____ 4TH day of _____ APRIL _____ 20 03 _____

By: *Danna L. Stuehler* (SEAL)
DANNA L. STUEHLER, VP (Name & Title)

This instrument was prepared by FIRST AMERICAN BANK, P.O. BOX 307, 201 S. STATE STREET, HAMPSHIRE, IL 60140. PB

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RELEASE OF MORTGAGE OR TRUST DEED BY CORPORATION (ILLINOIS)

Loan No: 17903479770

(Continued)

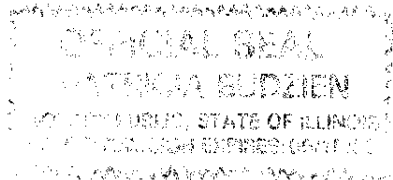
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STATE OF ILLINOIS)
)
 COUNTY OF _____ KANE)ss
)

On this 4TH day of APRIL, 2003, before me, the undersigned Notary Public, personally appeared DANNA L. STUEHLER and known to me to be the VP, authorized agent for the Lender that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of the said Lender, duly authorized by the Lender through its board of directors or otherwise, for the uses and purposes therein mentioned, and on oath stated that they are authorized to execute this said instrument and that the seal affixed is the corporate seal of said Lender.

By Patricia Budzien Residing at _____

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