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PARTIAL RELEASE OF DEED OF MORTGAGE AND ASSIGNMENT OF RENTS

Doc#: 0329345023
Eugene "Gene" Moore Fee: \$30.00
Cook County Recorder of Deeds
Date: 10/20/2003 11:24 AM Pg: 1 of 4

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

PARTIAL RELEASE OF DEED OF MORTGAGE AND ASSIGNMENT OF RENTS

KNOW ALL MEN BY THESE PRESENTS, that Citizens Financial Services, FSB ("Mortgagee"), for value received, and in consideration of the sum of one dollar, and other good and valuable consideration, the receipt of which is hereby acknowledged, does hereby RELEASE and RECONVEY, without covenant or warranty, express or implied, unto American National Bank and Trust Company of Chicago, as Trustee under Trust Agreement dated the 13th day of April 1998 and known as Trust Number 124030-02 ("Mortgagor") and Chung Hwe Park and Moon Hwa Park (collectively, "Borrower"), and its successors and assigns, all the right, title and interest whatsoever to the premises legally described in Exhibit A attached hereto and hereby made a part hereof (the "Released Property"), together with all the appurtenances and privileges thereunto belonging or appertaining, that Mortgagee may have acquired in, through or by that certain Mortgage dated October 1, 1998 and recorded with the Cook County Recorder's Office on November 12, 1998 as Document No. 08019721 made by American National Bank and Trust Company of Chicago, as Trustee under a Trust Agreement dated the 13th day of April 1998 and known as Trust Number 124030-02 to Citizens Financial Services ("Mortgage") and that certain Assignment of Rents dated October 1, 1998 and recorded with the Cook County Recorder's Office on November 12, 1998 as Document No. 08019722 made by American National Bank and Trust Company of Chicago, as Trustee under Trust Agreement dated the 13th day of April 1998 and known as Trust Number 124030-02 to Citizens Financial Services ("Assignment"), which Mortgage and Assignment secure, among other things, the obligations of Borrower under that certain reimbursement agreement dated as of October 1, 1998 and made by and between Borrower and Mortgagor ("Reimbursement Agreement").

This Partial Release of Deed of Mortgage and Assignment of Rents is a partial release only, which releases only a portion of the real estate described in the Mortgage and Assignment. Except as to the Released Property expressly released and conveyed hereby, and subject to the terms and conditions of this Release, Mortgagee does hereby reserve all rights with respect to

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any obligations under the Reimbursement Agreement secured by, among other things, the Mortgage and the Assignment, which obligations have not been satisfied in full. This Release is not intended, nor is it to be construed, as evidence of satisfaction of the indebtedness evidenced by the Reimbursement Agreement and secured by, among other things, the Mortgage and the Assignment.

WITNESS the signature this 24TH day of JUNE, 2003.

Citizens Financial Services, FSB

By: 

Print Name: JEFFREY C. STUR

Title: SENIOR VICE PRESIDENT

This document prepared by:

Jordan N. Uditsky
Vedder Price Kaufman & Kammholz
222 North LaSalle Street
Suite 2600
Chicago, Illinois 60601

**After recording, please
return this document to:**

Karen S. Way
Piper Rudnick
203 N. LaSalle Street
Suite 1800
Chicago, IL 60601

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STATE OF Indiana)
)
COUNTY OF Lake) SS:

I, Rebecca Sanders a Notary Public in and for said County, in the State aforesaid, do hereby certify that Jeffrey C. Star, the ~~Senior Vice President~~ of Citizens Financial Services, FSB, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such appeared before me this day in person and acknowledged that he/she signed and delivered the said instrument as his/her own free and voluntary act and as the free and voluntary act of the foregoing corporation, for the uses and purposes set forth therein.

Given under my hand and notarial seal this 24 day of June, 2003.

[SEAL]

Rebecca Sanders
Notary Public

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EXHIBIT A

Legal Description of Released Parcel:

The West 5.00 Feet of the North 42.90 Feet (As measured along and perpendicular to the southernmost west line thereof) of Lot 1 in Chung Hwe Park subdivision, being a subdivision in the west 1/2 of the northwest 1/4 of section 17, Township 41 North, Range 10 east of the third principal meridian in Cook County, Illinois.