

# UNOFFICIAL COPY



## CERTIFICATE OF RELEASE

**Doc#:** 0424420035  
Eugene "Gene" Moore Fee: \$30.00  
Cook County Recorder of Deeds  
Date: 08/31/2004 09:40 AM Pg: 1 of 4

5/10/2004 Title Order Number: 379140

(Mortgage dated May 9, 2001 and recorded June 4, 2001 as document number 0010476614, made by Ronald I. Rubenstein and Ellen Sue Rubenstein, to First Bank of Arizona, to secure an indebtedness of \$630,000.00 and such other sums as provided therein.

Assignment of aforesaid mortgage to First National Bank of Nevada, recorded as document number 0010477733.

The above referenced mortgage has been paid in accordance with the payoff statement, and there is no objection from the mortgagee or mortgage servicer or its successor in interest to the recording of this certificate of release. The person executing this certificate of release is an officer or duly appointed agent of a title insurance company authorized and licensed to transact the business of insuring title interests in real property in this State pursuant to Section 30 of the Mortgage Certificate of Release Act.

This certificate of release is made on behalf of the mortgagor or a person who acquired title from the mortgagor to all or part of the property described in the mortgage. The mortgagee or mortgage servicer provided a payoff statement. The property described in the mortgage as follows:

### Legal Description Exhibit A

845 Gleneagle Lane  
Northbrook, Illinois 60062

P.I.N. Number: \_\_\_\_\_ 04-14-301-108 PARCEL 1 AND 04-14-301-007 PARCEL 4 \_\_\_\_\_

STEWART TITLE OF ILLINOIS  
2 NORTH LaSALLE STREET, SUITE 1920  
CHICAGO, IL 60602

(Signature) \_\_\_\_\_

Janet Huff  
Stewart Title of Illinois  
2055 W. Army Trail Rd.  
Suite 110  
Addison, IL 60101  
630-889-4000

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## LEGAL DESCRIPTION

Parcel 1: An undivided 1/151 interest in that certain Ground Lease dated November 22, 1996, by and between Cole Taylor Bank, as successor-trustee to Harris Trust and Savings Bank under Trust Agreement dated April 29, 1991 and known as Trust Number 94707, as lessor ("lessor"), and assignor/grantor, as lessee, and recorded in the Office of the Recorder of Deeds of Cook County, Illinois, on December 9, 1996 as document number 96927871, as amended by that certain first amendment to Ground Lease dated as of January 6, 1987 by and between lessor and assignor/grantor and recorded in the Office of the Recorder of Deeds of Cook County, Illinois on February 28, 1997 as document number 97141059, as amended by that certain joinder to Ground Lease dated as of November 7, 1997 by the Royal Ridge Homeowners Association, an Illinois not for profit corporation, and recorded in the Office of the Recorder of Deeds of Cook County, Illinois on November 12, 1997 as document number 97846934, and as further amended from time to time (collectively, the "Ground Lease"), legally described as : Lot 1 in Royal Ridge Subdivision, being a subdivision of part of the West 1/2 of Section 14, Township 42 North, Range 12, East of the Third Principal Meridian, in the Village of Northbrook, Cook County, Illinois; pursuant to the plat thereof recorded in the Office of the Recorder of Deeds of Cook County, Illinois, on November 3, 1997 as document number 97818381.

Commonly known as Techny Parcel E-1 located on the East side of Waukegan Road, South of Techny Road, in Northbrook, Illinois.

Each with respect solely to the building side identified and legally described as follows:

Building Site 101:

Being that part of Lot 1 in the Planned Unit Development of Royal Ridge, being a subdivision of part of the West 1/2 of Section 14, Township 42 North, Range 12, East of the Third Principal Meridian, according to the plat thereof recorded November 3, 1997 as document number 97818381, described as follows: commencing at the Southeast corner of said Lot 1; thence North 01 degrees 04 minutes 54 seconds East along the East line of said Lot 1 a distance of 1349.98 feet; thence North 88 degrees 55 minutes 06 seconds West 131.48 feet to the exterior corner of a concrete foundation for a residence (known as 845 Gleneagle Lane) for a place of beginning; thence along a line following the next 18 courses and distances coincident with the exterior foundation wall of said residence; 1) North 90 degrees 00 minutes 00 seconds West 23.55 feet; 2) North 00 degrees 00 minutes 00 seconds West 26.63 feet; 3) North 90 degrees 00 minutes 00 seconds West 20.92 feet; 4) South 00 degrees 00 minutes 00 seconds West 2.00 feet; 5) North 90 degrees 00 minutes 00 seconds West 12.17 feet; 6) North 00 degrees 00 minutes 00 seconds West 10.66 feet; 7) North 90 degrees 00 minutes 00 seconds West 2.67 feet; 8) North 00 degrees 00 minutes 00 seconds West 15.83 feet; 9) North 90 degrees 00 minutes 00 seconds East 2.67 feet; 10) North 00 degrees 00 minutes 00 seconds West 23.02 feet; 11) North 90 degrees 00 minutes 00 seconds East 20.00 feet; 12) South 00 degrees 00 minutes 00 seconds East 8.00 feet; 13) North 90 degrees 00 minutes 00 seconds East 5.00 feet; 14) South 00 degrees 00 minutes 00 seconds East 1.83 feet; 15) North 90 degrees 00 minutes 00 seconds East 14.62 feet; 16) South 45 degrees 00 minutes 00 seconds 8.27 feet; 17) South 00 degrees 00 minutes 00 seconds East 5.62 feet; 18) North 90 degrees 00 minutes 00 seconds East 11.17 feet; thence South 00 degrees 00 minutes 00 seconds East 52.63 feet to the place of beginning, in Cook County, Illinois (the "Building Site") Building Site commonly known as 845 Gleneagle Lane, Northbrook, Illinois, 60062.

Parcel 2: Fee Simple title in and to the building and all improvements (but excluding the land) located on the building site legally described herein (including any portion of such building and improvements which is located on portions of the common area (as defined in that certain Declaration of Covenants, Conditions, Restrictions, Easements and Rights for the Royal Ridge Subdivision dated November 3, 1997 and recorded with the Office of the Recorder of Deeds of Cook County, Illinois on November 3, 1997 as document number 97820006 (the "Declaration"), which improvements consist of a dwelling unit (as defined in the Declaration); subject to the terms and provisions of the ground lease.

Parcel 3: Easements appurtenant to Parcels 1 and 2 for the benefit of such parcels as set forth in the aforesaid Declaration.

Parcel 4: The exclusive right the limited common area for Building Site 101: that part of Lot 1 in the Planned Unit

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## LEGAL DESCRIPTION

Development of Royal Ridge being a subdivision of part of the West 1/2 of Section 14, Township 42 North, Range 12, East of the Third Principal Meridian, according to the plat thereof recorded November 3, 1997 as document number 97818381, described as follows:

commencing at the Southeast corner of said Lot 1; thence North 01 degrees 04 minutes 54 seconds East along the East line of said Lot 1 a distance of 1349.98 feet; thence North 88 degrees 55 minutes 06 seconds West 131.48 feet to the exterior corner of a concrete foundation for a residence (known as 845 Gleneagle Lane) for a place of beginning; thence along a line following the next 18 courses and distances coincident with the exterior foundation wall of said residence; 1) North 90 degrees 00 minutes 00 seconds West 23.55 feet; 2) North 00 degrees 00 minutes 00 seconds West 26.63 feet; 3) North 90 degrees 00 minutes 00 seconds West 20.92 feet; 4) South 00 degrees 00 minutes 00 seconds West 2.00 feet; 5) North 90 degrees 00 minutes 00 seconds West 12.17 feet; 6) North 00 degrees 00 minutes 00 seconds West 10.66 feet; 7) North 90 degrees 00 minutes 00 seconds West 2.67 feet; 8) North 00 degrees 00 minutes 00 seconds West 15.83 feet; 9) North 90 degrees 00 minutes 00 seconds East 2.67 feet; 10) North 00 degrees 00 minutes 00 seconds West 23.02 feet; 11) North 90 degrees 00 minutes 00 seconds East 20.00 feet; 12) South 00 degrees 00 minutes 00 seconds East 8.00 feet; 13) North 90 degrees 00 minutes 00 seconds East 5.00 feet; 14) South 00 degrees 00 minutes 00 seconds East 1.83 feet; 15) North 90 degrees 00 minutes 00 seconds East 14.62 feet; 16) South 45 degrees 00 minutes 00 seconds 8.27 feet; 17) South 00 degrees 00 minutes 00 seconds East 5.62 feet; 18) North 90 degrees 00 minutes 00 seconds East 11.17 feet; thence South 00 degrees 00 minutes 00 seconds East 52.63 feet to the place of beginning, in Cook County, Illinois (the "Building Site") Building Site commonly known as 845 Gleneagle Lane, Northbrook, Illinois, 60062.


**Commonly known as:** 845 Gleneagle Lane  
Northbrook IL 60062

PROPERTY OF Cook County Clerk's Office

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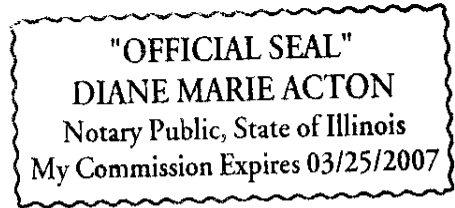
State of Illinois  
County of Cook

This instrument was acknowledged before me on *5/10/04* by Janet Huff as officer for/ agent of Stewart Title Company.

  
\_\_\_\_\_  
(Notary Signature)

**Prepared By and Return To:**

Janet Huff  
Stewart Title of Illinois  
2055 W. Army Trail Rd.  
Suite 110  
Addison, IL 60101  
630-889-4000



Property of Cook County Clerk's Office