UNOFFICIAL COPY



Doc#: 0509613240 Eugene "Gene" Moore Fee: \$28.50 Cook County Recorder of Deeds Date: 04/06/2005 02:30 PM Pg: 1 of 3

X

Release of Deed

Full

Partial

now all Men by these presents เกิลt JPMORGAN CHASE BANK NA
SUCCESSOR BY MERGER TO BANK ONE NA ("Bank") in
onsideration of one dollar, and other good and valuable considerations, the receipt
hereof is hereby acknowledged, does hereby release, convey and quit claim unto OSCAR BAEZA
and its/his/their heirs, leg
epresentatives and assigns, all the right, title, interest claim or demand
hatsoever Bank may have acquired in, through or by a certain Mortgage dated
<u>2/16/03 as Document Number 0404017011 Book NA Page NA recorded</u>
egistered in the Recorder's/Registrars Office of COOK County, in
ne State of Illinois applicable to the property, situated in said County and State, egally described as follows, to-wit:
EE ATTACHED EXHIBIT A

Property Address: 1524 S SANGAMON ST UNIT*

CHICAGO

L 60608

PIN 17 20 228 009 8001

For the Protection of the Owner, this Release shall be filed with the Recorder or Registrar of Titles in whose office the Mortgage or Trust of Deed was filed.

SAS

00414511475473

0509613240 Page: 2 of 3

INOFFICIAL CO

CHECK IF PARTIAL - if checked, the following apply

This Release is deemed and shall be construed solely as partial release of the aforementioned Mortgage and Assignments of Rents, which also covers other property and that the lien of said Mortgage and Assignment of Rents shall continue without abatement or interruption with respect to all of the Bank's right, title and interest in and to any and all other property still remaining subject to said liens and encumbrances.

Dated at LEXINGTON, KY as of

03/21/05

JPMORGAN CHASE BANK NA

Bv: **VERNON S EVANS**

Its: Mortgage Officer

Attest:

JENNIFER HÁMIL Coope Its: Authorized Officer

State of Kentucky County of FAYETTE

I, the undersigned, a Notary Public in and for County with State aforesaid, DO HEREBY CERTIFY THAT: the persons whose names are subscribed to the foregoing instrument are personally known to me to be duly authorized onicers or authorized agents of JPMORGAN CHASE BANK NA and THAT THEY appeared before me this day in person and severally acknowledged that they signed and delivered the said instrument in writing as duly authorized agents of said corporation and caused the corporate seal of said corporation to be affixed thereto pursuant to authority given by the Board of Directors of said Corporation as their free and voluntary act, and as the free and voluntary act and deed of said corporation for the uses and purposes therein set forth.

GNEN under my hand and notarial seal, the day and year first above written.

Motary Public

My Commission Expires:

NAKIA MARIE JACKSON - KENTUCKY My Comm. Expires 3-12-2007

This instrument was prepared by: JENNIFER HAMILTON

00414511475473

After recording mail to: BANK ONE

LOAN SERVICING CENTER 201 EAST MAIN STREET

LEXINGTONKY40507

0509613240 Page: 3 of 3

UNOFFICIAL COPY

EXHIBIT A

PARCEL 1: UNIT 311-S 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 RANGE 14 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 BECINNING; 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 ALGNG 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, WHICH SURVEY IS ATTACHED AS EXHIBIT G TO THE DECLARATION OF CONDOMINIUM FOR THE UNIVERSITY VILLAGE LOFTS DATED JUNE 20, 2002, AND RECORDED 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 A-29-S, 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. SITUATED IN COOK COUNTY, ILLINOIS.