

# UNOFFICIAL COPY

**PREPARED BY:**

Madonna M. Mullikin  
North Community Bank  
3639 N Broadway St.  
Chicago, IL 60613



Doc#: 0527734050 Fee: \$30.50  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 10/04/2005 02:00 PM Pg: 1 of 4

**WHEN RECORDED MAIL TO:**

Oz Park Townhomes and  
Condominiums LLC  
550 W. Surf St., Suite 403  
Chicago, IL 60657

Loan No. 11036095

Space above this line is for Recorder's use only

## Satisfaction And Release of Mortgage

North Community Bank, an Illinois banking corporation, of the State of Illinois for and in consideration of the payment of the indebtedness secured by the Mortgage 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 Oz Park Townhomes and Condominiums LLC, an Illinois limited liability company of the County of Cook and the State of Illinois, all the right, title, interest, claim or demand whatsoever it may have acquired in, through or by a certain Mortgage dated the 11th day of February, A.D. 2005, and recorded in the Recorder's Office of Cook County, in the State of Illinois, as Document No. 0504645131, to the premises therein described, as follows, to-wit:

See attached legal labeled "Exhibit A"

P.I.N. #: 14-33-121-049-0000, 14-33-121-061-0000, 14-33-128-050-0000, and 14-33-129-053-0000  
Common Address: 2140 N. Lincoln Ave., Chicago, IL 60614, 2151 N. Larrabee St., Chicago, IL 60614, 2036 N. Larrabee St., Chicago, IL 60614, and 2045 N. Larrabee St., Chicago, IL 60614

situated in the city of Chicago, County of Cook, and State of Illinois, together with all the appurtenances and privileges thereunto belonging or appertaining.

IN TESTIMONY WHEREOF, the said corporation has caused its name to be signed to these presents by its Vice President, and attested by its Vice President this 30th day of September, A.D. 2005.

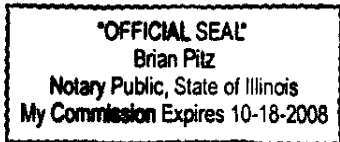
ATTEST: Gerald S. Roman  
Vice President

By: [Signature]  
Vice President

State of Illinois, County of Cook. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT William Chioros personally known to me to be the Vice President of North Community Bank, an Illinois banking corporation, and Gerald S. Roman personally known to me to be the Vice President of said corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such officers, they signed and delivered the said instrument as such officers of said corporation and 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.

GIVEN under my hand and Notarial Seal this 30th day of September, A.D. 2005.

[Signature]



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## EXHIBIT A

### LEGAL DESCRIPTION

#### PARCEL 1:

UNIT NUMBERS 7101, 7102, 7103, 7104, 7106, 7107, 7108, 7201, 7203, 7204, 7206, 7207, 7208, 7302, 7304, 7305, 7306 AND 7307 IN THE OZ PARK GARDENS CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

CERTAIN LOTS AND PARTS OF LOTS IN M. REICH'S RESUBDIVISION OF BLOCK 28 IN CANAL TRUSTEE'S SUBDIVISION, CERTAIN LOTS AND PARTS OF LOTS IN BLOCK 1 OF JULIA FOSTER PORTER'S SUBDIVISION AND CERTAIN LOTS AND PARTS OF LOTS AND VACATED ALLEYS ADJACENT THERETO IN BLOCK 23 IN W.E. DOGGETT'S SUBDIVISION OF BLOCK 23 IN CANAL TRUSTEE'S SUBDIVISION, ALL IN SECTION 33, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0503119000; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

#### PARCEL 2:

A PARCEL OF LAND BEING PART OF THE FOLLOWING DESCRIBED TRACT:

LOT 11 (EXCEPT THE NORTH 10 FEET THEREOF) AND LOTS 12, 13, 14, 15, 16 AND 17 IN BLOCK 1 OF JULIA FOSTER PORTER'S SUBDIVISION OF BLOCK 27 OF CANAL TRUSTEES' SUBDIVISION OF PART OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN;

ALSO

LOT 1 (EXCEPT THE SOUTH 22 FEET THEREOF) AND LOTS 2, 3 AND 7 IN THE SUBDIVISION OF LOTS 1 AND 2 AND THE NORTH 10 FEET OF LOT 11 IN BLOCK 1 OF JULIA FOSTER PORTER'S SUBDIVISION OF BLOCK 27 OF CANAL TRUSTEES' SUBDIVISION, AFORESAID;

ALSO

LOT "A" OF THE CONSOLIDATION OF LOTS 4, 5, 6 AND THE SOUTH 22 FEET OF LOT 1 IN THE SUBDIVISION OF LOTS 1 AND 2 AND THE NORTH 10 FEET OF LOT 11 IN BLOCK 1 OF JULIA FOSTER PORTER'S SUBDIVISION, AFORESAID, ALL IN COOK COUNTY, ILLINOIS;

SAID PARCEL BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID TRACT; THENCE DUE SOUTH ALONG THE EAST LINE OF SAID TRACT, 279.53 FEET TO THE PLACE OF

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BEGINNING; CONTINUING THENCE SOUTH ALONG SAID EAST LINE, 117.77 FEET; THENCE SOUTH 80 DEGREES 00 MINUTES WEST, 107.01 FEET; THENCE DUE NORTH, 24.37 FEET; THENCE SOUTH 80 DEGREES 00 MINUTES WEST, 11.88 FEET; THENCE DUE NORTH, 57.57 FEET; THENCE DUE EAST, 2.00 FEET; THENCE DUE NORTH, 25.00 FEET; THENCE DUE WEST, 5.33 FEET; THENCE DUE NORTH, 9.82 FEET; THENCE NORTH 80 DEGREES 00 MINUTES EAST, 67.33 FEET; THENCE NORTH 10 DEGREES 00 MINUTES WEST, 0.42 OF A FOOT; THENCE NORTH 80 DEGREES 00 MINUTES EAST, 55.01 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS;

## PARCEL 3:

A PARCEL OF LAND BEING A PART OF THE FOLLOWING DESCRIBED TRACT:

LOTS 1 THROUGH 15, 40 THROUGH 45 AND THAT PART OF LOTS 16 THROUGH 21 LYING NORTH OF THE SOUTH LINE OF SAID LOT 40 EXTENDED EAST, ALL IN W. E. DOGGETT'S SUBDIVISION OF BLOCK 23 IN CANAL TRUSTEES' SUBDIVISION IN SECTION 33, TOWNSHIP 43 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO ALL OF THE VACATED ALLEY LYING NORTHEASTERLY OF AND ADJOINING LOTS 40 THROUGH 45, BOUNDED ON THE WEST BY THE EAST LINE OF NORTH LARRABEE STREET AND ON THE SOUTH BY THE SOUTH LINE OF SAID LOT 40 EXTENDED EAST, ALL IN W.E. DOGGETT'S SUBDIVISION OF BLOCK 23, AFORESAID, SAID PARCEL BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEASTERLY CORNER OF SAID TRACT; THENCE NORTHWESTERLY ALONG THE NORTHEASTERLY LINE OF SAID TRACT, 186.00 FEET TO THE PLACE OF BEGINNING; CONTINUING THENCE NORTHWESTERLY ALONG SAID NORTHEASTERLY LINE, 116.46 FEET; THENCE SOUTHWESTERLY PERPENDICULAR TO THE NORTHEASTERLY LINE OF SAID TRACT, 55.33 FEET; THENCE SOUTHEASTERLY PARALLEL TO THE NORTHEASTERLY LINE OF SAID TRACT, 8.00 FEET; THENCE SOUTHWESTERLY PERPENDICULAR TO THE NORTHEASTERLY LINE OF SAID TRACT, 30.17 FEET; THENCE SOUTHWESTERLY ALONG A LINE FORMING AN ANGLE OF 13 DEGREES 31 MINUTES 07 SECONDS TO THE LEFT WITH A PROLONGATION OF THE LAST DESCRIBED COURSE, A DISTANCE OF 31.53 FEET; THENCE SOUTHEASTERLY PARALLEL TO THE NORTHEASTERLY LINE OF SAID TRACT, 101.29 FEET; THENCE NORTHEASTERLY PERPENDICULAR TO THE NORTHEASTERLY LINE OF SAID TRACT, 116.00 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS;

## PARCEL 4:

A PARCEL OF LAND BEING A PART OF THE FOLLOWING DESCRIBED TRACT:

LOTS 1 THROUGH 15, 40 THROUGH 45 AND THAT PART OF LOTS 16 THROUGH 21 LYING NORTH OF THE SOUTH LINE OF SAID LOT 40 EXTENDED EAST, ALL IN W.E. DOGGETT'S SUBDIVISION OF BLOCK 23 IN CANAL TRUSTEES' SUBDIVISION IN

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SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO ALL OF THE VACATED ALLEY LYING NORTHEASTERLY OF AND ADJOINING LOTS 40 THROUGH 45, BOUNDED ON THE WEST BY THE EAST LINE OF NORTH LARRABEE STREET AND ON THE SOUTH BY THE SOUTH LINE OF SAID LOT 40 EXTENDED EAST, ALL IN W.E. DOGGETT'S SUBDIVISION OF BLOCK 23, AFORESAID, SAID PARCEL BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWESTERLY CORNER OF SAID TRACT; THENCE SOUTH ALONG THE WEST LINE OF SAID TRACT, 237.38 FEET TO THE PLACE OF BEGINNING; THENCE NORTHEASTERLY PERPENDICULAR TO THE NORTHEASTERLY LINE OF SAID TRACT, 90.37 FEET; THENCE SOUTHEASTERLY PARALLEL TO THE NORTHEASTERLY LINE OF SAID TRACT, 108.15 FEET; THENCE SOUTHWESTERLY PERPENDICULAR TO THE NORTHEASTERLY LINE OF SAID TRACT, 9.00 FEET; THENCE SOUTHWESTERLY ALONG A LINE FORMING AN ANGLE OF 13 DEGREES 31 MINUTES 07 SECONDS TO THE LEFT WITH A PROLONGATION OF THE LAST DESCRIBED COURSE, A DISTANCE OF 34.09 FEET; THENCE SOUTHEASTERLY PARALLEL TO THE NORTHEASTERLY LINE OF SAID TRACT, 7.00 FEET; THENCE SOUTHWESTERLY PERPENDICULAR TO THE NORTHEASTERLY LINE OF SAID TRACT, 67.85 FEET; THENCE NORTHWESTERLY PARALLEL TO THE NORTHEASTERLY LINE OF SAID TRACT, 47.85 FEET; THENCE WEST PERPENDICULAR TO THE WEST LINE OF SAID TRACT, 39.15 FEET TO THE WEST LINE OF SAID TRACT; THENCE NORTH ALONG THE WEST LINE OF SAID TRACT, 67.21 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 5:

EASEMENTS FOR THE BENEFIT OF THE ABOVE DESCRIBED PARCEL AS SET FORTH IN THE DECLARATION OF COVENANTS AND EASEMENTS, AND AS SHOWN ON PLAT ATTACHED THERETO, DATED AUGUST 10, 1971 AND RECORDED SEPTEMBER 17, 1971 AS DOCUMENTS NO. 21625497 AND FILED AS DOCUMENT NO. LR2581839 AND CREATED BY DEED FROM WALPOLE POINT ASSOCIATES I.L.C. TO OZ PARK TOWNHOMES AND CONDOMINIUMS LLC RECORDED APRIL 13, 2004 AS DOCUMENT NOS. 0410441252 - 0410441259.

PIN: 14-33-121-049-0000; 14-33-121-061-0000; 14-33-128-050-0000; 14-33129-053-0000