

UNOFFICIAL COPY

After Recording Mail to:

Wallach Gale
912 W. Washington
1st floor
Chicago, IL 60607



Doc#: 0606926206 Fee: \$26.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/10/2006 01:33 PM Pg: 1 of 2

This Document Prepared by:
Raya D. Bogard
Under The Supervision of
Community Bank of Oak Park River Forest
1001 Lake Street
Oak Park IL 60301

DAVI
UNAD

PARTIAL RELEASE DEED

This Release Deed is made February 10, 2006, by Community Bank of Oak Park River Forest; 1001 Lake Street; Oak Park, IL 60301, an Illinois Banking Corporation ("the Bank".)

Whereas, by a certain Mortgage, dated **March 30, 2004** and recorded in the Recorder's Office of Cook County, State of Illinois, as Document No. **0409226085**; and an Amended and Restated Construction Mortgage, Security Agreement, Assignment of Leases and Rents and Fixture Filing dated **June 30, 2004** and recorded as Document No. **0425442344** the premises situated in the County of Cook, State of Illinois, and more particularly described as follows:

Property Address: 6531-33 South Woodlawn, Unit 1S, Chicago, IL 60637

PIN: 20-23-119-029-0000, 20-23-211-018-0000, 20-23-211-019-0000, 20-23-211-022-0000

Legal: Unit 1S in the 6531-33 South Woodlawn Condominiums as delineated on a survey of the following described real estate: Lot 8 in Block 1 in Wait and Munro's addition to Hyde Park in the West 1/2 of the Northeast 1/4 of Section 23, Township 38 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois; which survey is attached as an Exhibit "D" to the Declaration of Condominium recorded as Document Number 0522303043 together with its undivided percentage interest in the common elements, all in Cook County, Illinois.

were conveyed to the Bank, as Mortgagee, to secure the payment of an indebtedness in the principal amount of Two Million and 00/100 (2,000,000.00) and increased to Two Million Thirty Three Thousand Fifty and 00/100 (2,033,050.00) and

Whereas, said indebtedness was further secured by: An Assignment of Rents dated **March 30, 2004** and recorded in the Recorder's Office of Cook County, State of Illinois as Document No. **0409226086**; and an Amended and Restated Assignment of Rents and Leases dated **June 30, 2004** and recorded as Document No. **0425442345**

Whereas, the indebtedness for **Unit 1S only** has been fully paid, satisfied and discharged.

Now, therefore, the Bank for and in consideration of the premises, and the sum of One Dollar, the receipt of which is hereby acknowledged, and does hereby release the previously described real property from the lien created by the aforesaid Mortgage and the other described instruments, and does hereby release, quitclaim and convey unto **Crawford Development Partners, LLC** and its heirs, successors, legal representatives and assigns, whatever right, title, interest, claim or demand the Bank may have acquired in, through or by said Mortgage and the other described instruments to the said property.

2/10

Box 400-CTCC

8292043 ER02

UNOFFICIAL COPY

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

In Witness Whereof, the Bank has caused this Release Deed to be executed by its duly authorized officers, and its corporate seal affixed on February 10, 2006.

COMMUNITY BANK OF OAK PARK RIVER FOREST

By: Walter F. Healy, Executive Vice President

Attest By: Kris A. Bahl, Loan Operations Officer

STATE OF ILLINOIS
SS
COUNTY OF COOK

I, the Undersigned, a Notary Public in and for said County, in the State aforesaid, Do Hereby Certify that Walter F. Healy, Executive Vice President of Community Bank of Oak Park River Forest and Kris A. Bahl, Loan Operations Officer, of said Bank, who are personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such E.V.P. and L.O.O., respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act and as the free and voluntary act of said Bank, for the uses and purposes therein set forth; and the said Secretary then and there acknowledged that, as custodian of the corporate seal of said Bank, he did affix said corporate seal to said instrument as his own free and voluntary act and as the free and voluntary act of said Bank, for the uses and purposes therein set forth.

Given under my hand and notarial seal.

Date 2/10/06

Sheila M. Montroy
NOTARY PUBLIC

