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MTL 2068773 3/3 DMJ

After recording,
please return to:

Doc#: 0623441079 Fee: \$32.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 08/22/2006 10:52 AM Pg: 1 of 5

Dykema Gossett Rooks Pitts PLLC
10 South Wacker Drive
Suite 2300
Chicago, Illinois 60606
Attention: George Gilkerson, Jr.

**PARTIAL RELEASE OF CONSTRUCTION MORTGAGE, SECURITY AGREEMENT
AND ASSIGNMENT OF RENTS AND LEASES**

KNOW ALL MEN BY THESE PRESENTS, THAT National City Bank, a national banking association successor by merger to National City Bank of the Midwest, in its capacity as Agent for Lenders as that term is defined in the Loan Agreement ("**Mortgagee**") for and in consideration of the sum of TEN and NO/100 DOLLARS (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, does hereby remise, convey, release and quit claim unto Parcel C Land, L.L.C., an Illinois limited liability company, whose address is 600 West Chicago Avenue, Suite 570, Chicago, Illinois, 60610, ("**Mortgagor**"), all of its right, title, interest, claim or demand it may have acquired in, through or by the following described documents:

1. A certain Construction Mortgage, Security Agreement and Assignment of Rents and Leases, dated June 29, 2005, and recorded on July 8, 2005, with the Cook County Recorder of Deeds as Document No. 0518902202, made by Mortgagor to Mortgagee recorded against the real property legally described in Exhibit A attached hereto and incorporated herein by this reference; and
2. A certain Security Interest of Mortgagee as secured party, disclosed by Financial Statement naming Mortgagor as debtor, recorded on July 8, 2005, with the Cook County Recorder of Deeds as Document No. 0518902203, recorded against the real property legally described in Exhibit A attached hereto.

M.G.R. TITLE

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IN TESTIMONY WHEREOF, National City Bank has caused its name to be signed to these presents by its A.V. President and attested by its _____ Secretary this 15th day of August, 2006.

National City Bank,
a national banking association successor
by merger to National City Bank of the Midwest

By: *Rob West*
Name: Robert A. West
Title: President

ATTEST/
By: *Maritza Sanchez*
Name: Maritza Sanchez
Title: Secretary

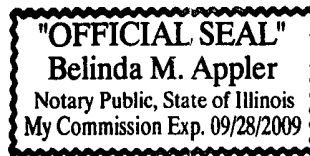
STATE OF ILLINOIS
COUNTY OF Cook)
) **SS**

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Robert A. West as A.V. President of National City Bank, a national banking association successor by merger to National City Bank of the Midwest, and Maritza Sanchez as _____ Secretary of said banking association, who are personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such A.V. President and _____ Secretary of said banking association, 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 banking association, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 15th day of August, 2006.

Belinda M. Appler
Notary Public

My Commission Expires: 9/28/09



Prepared by: Joan T. Berg, Schain, Burney, Ross and Citron, Ltd., 222 North LaSalle Street, Suite 1910, Chicago, Illinois 60601

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EXHIBIT A LEGAL DESCRIPTION

THAT PART OF LOT 3 MUSEUM PARK PLACE 2

THAT PART OF THE FOLLOWING DESCRIBED TRACT, SAID TRACT BEING COMPRISED OF THE HEREINAFTER DESCRIBED PARCELS C, C-1 AND THREE ALL TAKEN TOGETHER, ALL IN FRACTIONAL SECTION 22, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, SAID PARCELS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL C

THAT PART OF THE LANDS OF THE ILLINOIS CENTRAL RAILROAD COMPANY IN FRACTIONAL SECTION 22, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS: COMMENCING ON THE WESTERLY RIGHT OF WAY LINE OF SAID RAILROAD, AT THE INTERSECTION OF SAID LINE WITH THE NORTHERLY LINE OF 23RD STREET VIADUCT, SAID NORTHERLY LINE BEING 60 FEET (MEASURED PERPENDICULARLY) NORTHERLY OF AND PARALLEL WITH THE CENTERLINE OF THE EXISTING STRUCTURE; THENCE NORTH 16 DEGREES 37 MINUTES 38 SECONDS WEST ALONG SAID WESTERLY RIGHT OF WAY LINE, A DISTANCE OF 1500.00 FEET TO THE POINT OF BEGINNING FOR THAT PART HEREINAFTER DESCRIBED; THENCE NORTH 73 DEGREES 22 MINUTES 22 SECONDS EAST, PARALLEL WITH SAID NORTHERLY LINE OF THE 23RD STREET VIADUCT, A DISTANCE OF 151.02; THENCE NORTHWESTERLY ALONG THE ARC OF A CIRCLE, CONVEX TO THE EASTERLY, WITH A RADIUS OF 5738.60 FEET, THE CHORD OF SAID ARC HAVING A BEARING OF NORTH 17 DEGREES 59 MINUTES 18 SECONDS WEST, A DISTANCE OF 240.13 FEET; THENCE NORTH 19 DEGREES 11 MINUTES 14 SECONDS WEST ALONG A STRAIGHT LINE, TANGENT TO LAST DESCRIBED ARC OF A CIRCLE, A DISTANCE OF 595.75 FEET TO A POINT OF CURVE; THENCE NORTHWESTERLY ALONG THE ARC OF A CIRCLE, CONVEX TO THE EASTERLY, TANGENT TO THE LAST DESCRIBED STRAIGHT LINE, WITH A RADIUS OF 1928.20 FEET, THE CHORD OF SAID ARC HAVING A BEARING OF NORTH 20 DEGREES 44 MINUTES 30 SECONDS WEST, A DISTANCE OF 104.63 FEET TO THE EASTWARD EXTENSION OF THE NORTH LINE OF EAST 18TH STREET; THENCE SOUTH 89 DEGREES 59 MINUTES 21 SECONDS WEST ALONG SAID EASTWARD EXTENSION, A DISTANCE OF 117.47 FEET TO SAID WESTERLY RIGHT OF WAY LINE OF RAILROAD; THENCE SOUTH 16 DEGREES 42 MINUTES 49 SECONDS EAST ALONG SAID WESTERLY RIGHT OF WAY LINE, A DISTANCE OF 908.58 FEET TO THE NORTH LINE OF E. 20TH STREET; THENCE SOUTH 16 DEGREES 37 MINUTES 38 SECONDS EAST CONTINUING ALONG SAID WESTERLY RIGHT OF WAY LINE, A DISTANCE OF 64.46 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS;

ALSO,

PARCEL C-1

THE SOUTH 55 FEET OF THAT PART OF LOT 1 LYING EAST OF CALUMET AVENUE, IN BLOCK 5 IN WILLIAM JONES ADDITION TO CHICAGO; THE NORTH 9 FEET OF THE SOUTH 64 FEET OF LOT 1 LYING EAST OF CALUMET AVENUE IN BLOCK 5 IN WILLIAM JONES ADDITION TO CHICAGO; THE NORTH 55 FEET OF LOT 1 LYING EAST OF CALUMET AVENUE IN BLOCK 5 IN WILLIAM JONES ADDITION TO CHICAGO; ALL

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THOSE PARTS OF LOTS 51, 52 AND 53 IN BLOCK 10 IN ASSESSOR'S DIVISION OF THE SOUTHWEST FRACTIONAL QUARTER OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WEST OF THE WEST LINE OF THE RIGHT OF WAY OF THE ILLINOIS CENTRAL RAILROAD AND EAST OF CALUMET AVENUE AS NOW LAID OUT AND MARKED ON THE PLAT OF MEEKER'S ADDITION TO CHICAGO, ILLINOIS, AS LOT "AA", IN COOK COUNTY, ILLINOIS, AND DESCRIBED AS FOLLOWS, TO WIT: AN UNDIVIDED HALF OF ALL THAT PORTION OF THE ABOVE DESCRIBED PREMISES, LYING EAST OF THE NORTH 68 FEET OF LOT 6 IN CLARKE'S SUBDIVISION OF LOTS 51, AND 52 AND OTHER PROPERTY IN SAID BLOCK 10 INCLUDED BETWEEN 2 LINES RUNNING EAST AND WEST AND FORMED BY THE PROLONGING EASTWARDLY THE NORTH AND SOUTH LINES OF ORIGINAL LOTS 51 AND 52 IN; ALSO, ALL THAT PORTION OF THE REMAINDER OF THE PREMISES IN QUESTION FALLING WITHIN LOT 6 AND TO THE SOUTH 62 FEET OF SAID LOT 52; AND UNDIVIDED HALF OF THOSE PARTS OF LOTS 51, 52, AND 53 IN BLOCK 10 IS ASSESSOR'S DIVISION OF THE SOUTHWEST FRACTIONAL QUARTER OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WEST OF THE WEST LINE OF THE RIGHT OF WAY OF THE ILLINOIS CENTRAL RAILROAD AND EAST OF THE EAST LINE OF CALUMET AVENUE, AS NOW LAID OUT AND MARKED ON THE PLAT OF MEEKER'S ADDITION TO CHICAGO, AS LOT "AA", DESCRIBED AS ALL THAT PORTION LYING EAST OF THE NORTH 68 FEET OF LOT 6, IN CLARKE'S SUBDIVISION OF LOTS 51 AND 56 AND THE NORTH 55 FEET OF LOTS 52 AND 55 OF SAID BLOCK 10 INCLUDED BETWEEN 2 LINES RUNNING EAST AND WEST AND FORMED BY PROLONGING EASTWARDLY THE NORTH AND SOUTH LINE OF SAID ORIGINAL LOTS 51 AND 55; IN COOK COUNTY, ILLINOIS;

ALSO,

PARCEL THREE

LOT 14 IN CULVER AND OTHERS SUBDIVISION OF LOTS 2 AND 3 IN BLOCK 5 IN JONES ADDITION TO CHICAGO WITH LOTS 2 IN BLOCK 11 AND 3 AND 4 IN BLOCK 12 IN ASSESSOR'S DIVISION IN THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

THAT PART OF THE AFORESAID TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE POINT OF INTERSECTION OF THE EASTWARD EXTENSION OF THE NORTH LINE OF EAST 18TH STREET WITH THE WESTERLY RIGHT OF WAY LINE OF THE ILLINOIS CENTRAL RAILROAD COMPANY, AFORESAID; THENCE SOUTH 16°42'49" EAST, ALONG SAID WESTERLY RIGHT OF WAY LINE, 215.27 FEET TO THE NORTH LINE OF MEEKER'S ADDITION TO CHICAGO, AFORESAID; THENCE SOUTH 89°58'39" WEST, ALONG SAID NORTH LINE, 2.09 FEET TO THE EASTERLY LINE OF SOUTH CALUMET AVENUE; THENCE SOUTH 16°42'49" EAST, ALONG THE EASTERLY LINE OF SOUTH CALUMET AVENUE, 226.29 FEET; THENCE SOUTHERLY ALONG THE EASTERLY LINE OF SOUTH CALUMET AVENUE, 57.16 FEET BEING THE ARC OF A CIRCLE, CONVEX TO THE EAST, HAVING A RADIUS OF 195.00 FEET AND WHOSE CHORD BEARS SOUTH 08°18'59" EAST A DISTANCE OF 56.95 FEET; THENCE SOUTH 00°04'52" WEST, ALONG THE EASTERLY LINE OF SOUTH CALUMET AVENUE, 37.56 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 89°55'08" EAST, 17.06 FEET; THENCE NORTH 73°16'26" EAST, 142.00 FEET TO THE EASTERLY LINE OF SAID TRACT; THENCE SOUTH 19°11'14" EAST, ALONG THE EASTERLY LINE OF SAID TRACT, 22.85 FEET; THENCE SOUTH 73°16'26" WEST, 167.70 FEET TO THE

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EASTERLY LINE OF SOUTH CALUMET AVENUE; THENCE NORTH 00°04'52" EAST, ALONG THE EASTERLY LINE OF SOUTH CALUMET AVENUE, 29.01 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

CONTAINING 3,783 SQUARE FEET OR 0.0869 ACRES, MORE OR LESS.

Commonly known as: a portion of 1901 S. Calumet Ave., Chicago, Illinois
P.I.N. 17-22-310-010; 17-22-310-012 (may affect the land and/or other property)

Property of Cook County Clerk's Office