

UNOFFICIAL COPY

PARTIAL RELEASE OF LIEN



Doc#: 0707840075 Fee: \$30.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/19/2007 01:24 PM Pg: 1 of 4

For and in consideration of the sum of Ten (\$10.00) Dollars, lawful money of the United States, to The Bargioni Group, Inc., in hand this day paid, the receipt of which is hereby acknowledged, The Bargioni Group, Inc., hereby releases the property hereinafter described from a certain mortgage dated December, 2006 which mortgage was filed in the office of the Cook County Recorder of Deeds, State of Illinois on January 8, 2007 as Document Number 0700822134 and The Bargioni Group, Inc. does hereby declare said lien as to the property hereinafter described fully satisfied (although such lien shall remain in effect as to such other portions of the property secured thereby not specifically hereby released) and does hereby consent to any transfer of such property hereinafter described free and clear of any interest of The Bargioni Group, Inc. Said property is described as follows:

See legal description attached as Exhibit A
and included herein by reference as if set out in full

P.I.N. 17-05-308-040-0000
1546 W. Cortez Unit 1, Chicago, IL 60622

The Bargioni Group, Inc.


Its President

LAW TITLE INSURANCE CO.
1629 N. HALSTED
CHICAGO, IL 60614

UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS.
COUNTY OF Cook)

I, Noel Rivera, a Notary Public, in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Giancarlo Bargioni having declared that he is President of The Bargioni Group, Inc., personally known to me to be the same person whose name is signed and delivered said instrument as his own free and voluntary act for the purposes of binding The Bargioni Group, Inc. to such instrument as the act of such limited liability company for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal, this 14th day of March, 2007.



[Signature]
Notary Public

This document prepared by:

Barry Kahan
Kahan Law Offices
393 Vine
Highland Park, IL 60035

Property
Cook County Clerk's Office

UNOFFICIAL COPY

PARCEL 1: UNIT 1, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN THE 1546 WEST CORTEZ STREET CONDOMINIUM, AS DELINEATED AND DEFINED ON A SURVYE OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 30 IN BAUMEN'S AND STEWART'S SUBDIVISION OF THE WEST PART OF BLOCK 20 IN CANAL TRUSTEE'S SUBDIVISION OF THE WEST 1/2 OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0703209088, AS AMENDED FROM TIME TO TIME, IN COOK COUNTY, ILLINOIS

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P1, A LIMITED COMMON ELEMENT, AS DELINETATED AND DEFINED IN THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0703209088, IN COOK COUNTY, ILLINOIS

17-05-308-040-0000

1546 W. CORTEZ STREET, UNIT 1, CHICAGO, IL 60622

THIS ZIP CODE IS PROVIDED FOR CONVENIENCE ONLY AND IS NOT INSURED HEREBY

UNOFFICIAL COPY

EXHIBIT B

1. GENERAL REAL ESTATE TAXES FOR THE YEAR 2006 AND SUBSEQUENT YEARS.
2. GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE SUBJECT UNIT DESCRIBED HEREIN, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID UNIT SET FORTH IN THE DECLARATION OF CONDOMINIUM, AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING LAND DESCRIBED THEREIN.

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, RESTRICTIONS, AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

THE TENANT, IF ANY, OF UNIT 3 HAS WAIVED OR HAS FAILED TO EXERCISE THE RIGHT OF FIRST REFUSAL.

Cook County Clerk's Office