

Doc#: 0717215088 Fee: \$32.00  
Eugene "Gene" Moore RHSP Fee:\$10.00  
Cook County Recorder of Deeds  
Date: 06/21/2007 02:06 PM Pg: 1 of 5

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JFS

THIS INSTRUMENT WAS  
PREPARED BY AND AFTER  
RECORDING RETURN TO:

Richard B. Muller  
Illinois Housing Development  
Authority  
401 N. Michigan Ave.  
Chicago, Illinois 60611  
Permanent Tax Index  
Identification Nos.:

See attached legal description  
Property Address: the Blocks  
bounded by 41<sup>st</sup> Street, Drexel Blvd.  
42<sup>nd</sup> Place and Cottage Grove Ave.  
Chicago, Illinois

HTF-1634

**RELEASE OF JUNIOR GROUND LEASE MORTGAGE AND PARTIAL  
RELEASE OF REGULATORY AND LAND USE RESTRICTION AGREEMENT**

**FOR GOOD AND VALUABLE CONSIDERATION**, the **ILLINOIS HOUSING DEVELOPMENT AUTHORITY**, a body politic and corporate ("IHDA"), **REMISES, CONVEYS, and QUITCLAIMS** to **JAZZ ON THE BOULEVARD, LLC**, an Illinois limited liability company ("Jazz"), all the right, title, interest, claim or demand whatsoever it may have acquired in, through or by (i) that certain Junior Ground Lease Mortgage, Security Agreement and Assignment of Rents and Leases dated as of August 1, 2004, and recorded in the Office of the Recorder of Deeds of Cook County (the "Recorder's Office") on August 12, 2004, as Document No. 0422501219, as amended by the Amendment to Junior Ground Leasehold Mortgage and Assignment of Rents and leases dated as of November 17, 2005, and recorded in the Recorder's Office on November 21, 2005, as Document No. 0532527130 (the "Mortgage"), to a portion of the premises therein legally described on **Exhibit A** attached to and made a part of this Partial Release, together with all the appurtenances and privileges thereunto belonging or appertaining; and (ii) that certain Regulatory and Land Use Restriction Agreement dated as of August 1, 2004 (the "Regulatory Agreement"), and recorded in the Recorder's Office as Document No. 0422501213, as subsequently amended by that certain Amendment to Regulatory Agreement dated as of November 17, 2005, among Jazz, the Rental Partnership and IHDA and recorded in the Recorder's Office as Document No. 0532527124, that certain Second Amendment to Regulatory Agreement dated as of November 22, 2005, among Jazz, Drexel Jazz Limited Partnership and IHDA and recorded in the Recorder's Office as Document No. 0532741160, that certain Third Amendment to Regulatory Agreement dated as of December 7, 2005, among Jazz, the Rental Partnership and IHDA and recorded in the Recorder's Office as Document No. 0534645130, that certain Fourth Amendment to Regulatory Agreement dated as of March 29, 2006, among Jazz, the Rental Partnership and IHDA and recorded in the Recorder's Office on March 30, 2006 as Document No. 0608927086, that certain Fifth Amendment to Regulatory Agreement dated as of August 8, 2006, among Jazz, the Rental Partnership and IHDA and recorded in the Recorder's Office on August 10, 2006, as Document No. 0622205157, and that certain Sixth Amendment to Regulatory Agreement dated as of October 12, 2006, among Jazz, the Rental Partnership and IHDA and recorded in the Recorder's


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Office on October 13, 2006, as Document No. 0628620146, to a portion of the premises therein legally described on **Exhibit B** attached to and made a part of this Partial Release, together with all the appurtenances and privileges thereunto belonging or appertaining.

The property remaining subject to the Mortgage is described on **Exhibit C** attached to and made a part of this Partial Release. The property remaining subject to the Regulatory Agreement is legally described on Exhibit A to the Seventh Amendment to Regulatory and Land Use Restriction Agreement between IHDA, Jazz and Drexel Jazz Limited Partnership dated and recorded concurrently herewith.

**IN WITNESS WHEREOF**, the Illinois Housing Development Authority has duly executed this Partial Release of Regulatory and Land Use Restriction Agreement this 15<sup>th</sup> day of June, 2007.

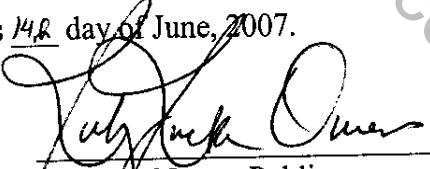
**ILLINOIS HOUSING DEVELOPMENT AUTHORITY**

By:   
Jane R. Bilger, Assistant Executive Director *Rm*

STATE OF ILLINOIS            )  
  ) SS  
COUNTY OF COOK            )

I, the undersigned, a Notary Public in and for the County and State aforesaid, certify that Jane R. Bilger, personally known to me to be the Assistant Executive Director of the **ILLINOIS HOUSING DEVELOPMENT AUTHORITY**, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that she signed and delivered the said instrument in her capacity as Assistant Executive Director of the **ILLINOIS HOUSING DEVELOPMENT AUTHORITY** as her free and voluntary act and deed and as the free and voluntary act and deed of the **ILLINOIS HOUSING DEVELOPMENT AUTHORITY** for the uses and purposes therein set forth.

Given under my hand and official seal this 14<sup>th</sup> day of June, 2007.

  
Notary Public





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## EXHIBIT B

### LEGAL DESCRIPTION OF RELEASED PROPERTY FROM REGULATORY AGREEMENT

Lots 7, 8, 9, 10, 12, 13, 14, 16, 17, 18, and 19 in Jazz on the Boulevard Subdivision, being a Subdivision in the West Half of the Fractional Northwest Quarter of Section 2, Township 38 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois, as Recorded in that certain Plat of Subdivision thereof recorded July 30, 2004, as Document No. 0421210098 with the Recorder of Deeds of Cook County, Illinois.

PINs:

20-02-129-003-000; 20-02-129-004-000  
20-02-129-005-000; 20-02-129-006-000  
20-02-129-009-000; 20-02-129-010-000  
20-02-129-011-000; 20-02-129-014-000  
20-02-129-015-000; 20-02-129-016-000  
20-02-129-017-000

Commonly known as:

4114 South Maryland Avenue, Chicago, Illinois  
4112 South Maryland Avenue, Chicago, Illinois  
4110 South Maryland Avenue, Chicago, Illinois  
4108 South Maryland Avenue, Chicago, Illinois  
4103 South Maryland Avenue, Chicago, Illinois  
4105 South Maryland Avenue, Chicago, Illinois  
4107 South Maryland Avenue, Chicago, Illinois  
4111 South Maryland Avenue, Chicago, Illinois  
4115 South Maryland Avenue, Chicago, Illinois  
4117 South Maryland Avenue, Chicago, Illinois  
4119 South Maryland Avenue, Chicago, Illinois