

# UNOFFICIAL COPY



0819041022

Doc#: 0819041022 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee:\$10.00  
Cook County Recorder of Deeds  
Date: 07/08/2008 09:51 AM Pg: 1 of 3

2076289  
MERCURY TITLE COMPANY, LLC-N  
1 cu K88 RD

STATE OF OHIO            )  
  )  
COUNTY OF LAKE        )

## PARTIAL RELEASE DEED

KNOW ALL MEN BY THESE PRESENTS, THAT AMTRUST BANK FOMERLY KNOWN AS OHIO SAVINGS BANK, a federal savings bank, does hereby RELEASE, CONVEY AND QUIT CLAIM unto **CHICAGO UNIVERSITY COMMONS, LLC** all of the right, title, interest, claim or demand whatsoever which the undersigned may have acquired in, through or by the DOCUMENTS listed below each filed for record in the Recorder's Office of Cook County in the State of Illinois, encumbering those premises situated in Cook County, in the State of Illinois, described in EXHIBIT "A" attached hereto and made a part hereof, together with all appurtenances and privileges thereunto belonging or appertaining:

M.G.R. TITLE

<u>DOCUMENT NAME</u>	<u>DATE OF FILING</u>	<u>DOCUMENT NUMBER</u>
Mortgage	February 2, 2004	0403331017
Modification of Mortgage	April 4, 2005	0609431031
Assignment of Rents	February 2, 2004	0403331018
UCC Financing Statement	February 2, 2004	0403331019
Modification	May 14, 2004	0413542175
Modification	February 7, 2005	0503802438
Agreement	April 5, 2005	0509514230
Agreement	April 24, 2006	0611418028

**THIS IS A PARTIAL RELEASE DEED and shall not adversely affect the enforceability, validity, or priority of the documents listed above and the liens and security interests created thereby with respect to the real estate and other rights and property described in the documents listed above not specifically described in Exhibit "A" attached hereto.**

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IN WITNESS WHEREOF, AMTRUST BANK FORMERLY KNOWN AS OHIO SAVINGS BANK has caused these presents to be signed by its authorized signatory as of May 12, 2008.

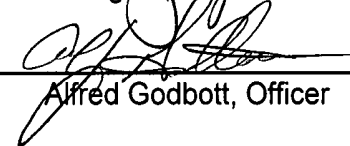
Signed and Delivered  
in the Presence of:

**AMTRUST BANK**

  
\_\_\_\_\_  
Kimberly Frecka

By:   
\_\_\_\_\_  
Keith Sergent, Assistant Vice President

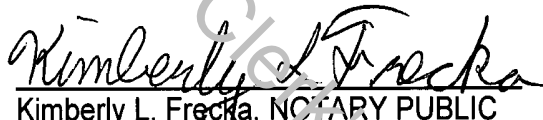
  
\_\_\_\_\_  
Mary Catalusci

By:   
\_\_\_\_\_  
Alfred Godbott, Officer

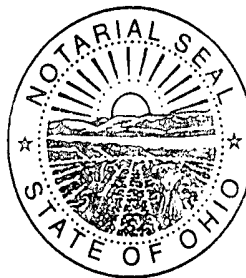
STATE OF OHIO

COUNTY OF LAKE

Before me, a Notary Public in and for said County and State, on this 12<sup>th</sup> day of May, 2008 personally appeared the above-named Keith Sergent, the Assistant Vice President of AMTRUST BANK FORMERLY KNOWN AS OHIO SAVINGS BANK, and Alfred Godbott, the Officer of AMTRUST BANK FORMERLY KNOWN AS OHIO SAVINGS BANK personally known to me, who acknowledged to me that they did sign the foregoing instrument of behalf of said bank and that the same was the free act and deed of said Bank and their free act and deed, individually and as such Assistant Vice President and Officer.

  
\_\_\_\_\_  
Kimberly L. Frecka, NOTARY PUBLIC  
State of Ohio, County of Lake  
My Commission Expires: September 27, 2011

This instrument was prepared by and return to:  
Commercial & Construction Lending Division  
AmTrust Bank Bank  
1801 East Ninth Street  
Cleveland, OH 44114  
Mailcode: OH99-0205



KIMBERLY L. FRECKA  
Notary Public, State of Ohio  
Lake County  
My Commission Expires  
September 27, 2011

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

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## EXHIBIT "A" LEGAL DESCRIPTION

### PARCEL 1:

UNIT 202, GU-10 IN THE UNIVERSITY COMMONS V CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY:

LOTS 87 THROUGH 108, INCLUSIVE, IN SOUTH WATER MARKET, A RESUBDIVISION IN THE NORTHEAST ¼ OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 1, 1925, AS DOCUMENT NO. 8993073, IN COOK COUNTY, ILLINOIS.

ALSO

THE SOUTH HALF OF ALL THAT PART ON AN EAST-WEST PUBLIC ALLEY LYING NORTH OF AND ADJOINING LOT 94 THROUGH LOT 108, INCLUSIVE, AND THE SOUTH HALF OF THAT PART OF AND EAST -WEST PUBLIC ALLEY LYING NORTH OF AND ADJOINING LOTS 87 THROUGH 93, INCLUSIVE (ONCE SAID PUBLIC ALLEY IS VACATED) AS APPLIES TO ALL SAID LOTS, BOTH INCLUSIVE, IN SOUTH WATER MARKET, A RESUBDIVISION IN THE NORTHEAST ¼ OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 1, 1925, AS DOCUMENT NO. 8993073, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0734415002, AS AMENDED FROM TIME TO TIME, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

### PARCEL 2:

THE EXCLUSIVE RIGHT TO USE STORAGE SPACE S-35, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 0734415002, AS AMENDED FROM TIME TO TIME.

P.I.N. 17-20-225-025-000 THROUGH 17-20-225-046-0000 INCLUSIVE

PIN #: 17-20-225-025 THRU 046

Commonly known as: 1110 W. 15<sup>TH</sup> ST., UNIT 202/GU 10  
Chicago, Illinois 60608

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY 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 PROPERTY DESCRIBED THEREIN.

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