

UNOFFICIAL COPY



0826741031

Doc#: 0826741031 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 09/23/2008 10:56 AM Pg: 1 of 4

COOK COUNTY RECORDING

Property of Cook County Clerk's Office

- DEED
- MORTGAGE
- ASSIGNMENT
- POWER OF ATTORNEY
- RELEASE
- SUBORDINATION AGREEMENT
- OTHER

RETURN TO:

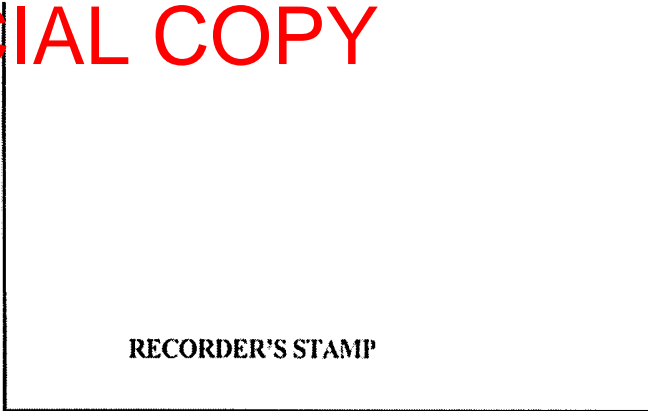
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MTC 207688 Y 10/11

**RELEASE DEED**  
(ILLINOIS)

AFTER RECORDING  
MAIL TO:

Gary L. Plotnik  
Schain, Burney, Ross & Citron, Ltd.  
222 N. LaSalle St., Suite 1910  
Chicago, IL 60601



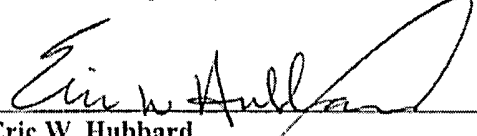
MORTGAGE


KNOW ALL MEN BY THESE PRESENTS, That RAVENSWOOD BANK f/k/a COMMUNITY BANK OF RAVENSWOOD, an Illinois banking corporation of the County of Cook, State of Illinois for and in consideration of one dollar, and for other good and valuable consideration, the receipt of which is hereby acknowledged does hereby remise, convey, release and quit-claim unto 3000 W. MONTROSE DEVELOPMENT, LLC, an Illinois limited liability company, all right title, interest, claim or demand whatsoever the RAVENSWOOD BANK f/k/a COMMUNITY BANK OF RAVENSWOOD may have acquired in, through or by a certain Mortgage and Security Agreement bearing date the 30<sup>th</sup> day of September, 2003, and recorded in the Recorder's Office of Cook County, in the state of Illinois, as Document No. 00330111104, and that certain Collateral Assignment of Purchase Agreements, Leases and Rents bearing date the 30<sup>th</sup> day of September, 2003, and recorded in the Recorder's Office of Cook County, in the State of Illinois as Document No. 0330111105, and that certain Modification of Mortgage bearing date the 9<sup>th</sup> day of August, 2004, and recorded in the Recorder's Office of Cook County in the State of Illinois as Document No. 0426702137, to the premises therein described, together with all the appurtenances and privileges thereunto belonging or appertaining, situated in the County of Cook, State of Illinois, as follows to wit:

THIS CERTIFIES THAT THE MORTGAGE, ASSIGNMENT OF RENTS, AND MODIFICATION OF MORTGAGE, AS APPLICABLE, DETAILED BELOW AND RECORDED WITH THE RECORDER'S OFFICE OF COOK COUNTY, ILLINOIS, PERTAINING TO THE REAL ESTATE DESCRIBED ON EXHIBIT A ATTACHED HERETO AND MADE AN INTEGRAL PART HEREOF, IS HEREBY RELEASED.

Property Address: 3000 W. Montrose, Chicago, IL 60618  
PIN: 13-13-128-029-0000

In Witness Whereof, said RAVENSWOOD BANK f/k/a COMMUNITY BANK OF RAVENSWOOD, has caused these presents to be signed by its President and attested by its Senior Vice President this 11<sup>th</sup> day of September 2008.

 (Seal)  
Eric W. Hubbard  
Its President

 (Seal)  
Michael Obremski  
Its Senior Vice President

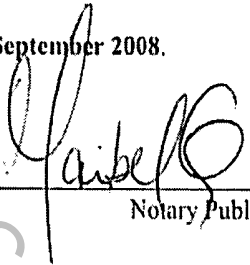
**FOR THE PROTECTION OF THE OWNER, THIS  
RELEASE SHALL BE FILED WITH THE  
RECORDER OR THE REGISTRAR OF TITLES IN  
WHOSE OFFICE THE MORTGAGE OR DEED OF  
TRUST WAS FILED.**

# UNOFFICIAL COPY

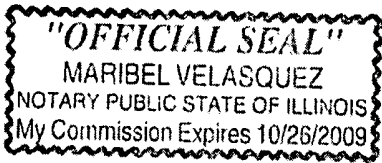
STATE OF ILLINOIS)  
  ) ss.  
COUNTY OF COOK )

I, the undersigned Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that **ERIC W. HUBBARD**, President of **RAVENSWOOD BANK f/k/a COMMUNITY BANK OF RAVENSWOOD**, an Illinois banking corporation, and **MICHAEL OBREMSKI**, Senior Vice President of said Corporation, personally known to me as such Senior Vice President of said Corporation, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such President and Senior Vice President, 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 Corporation, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 11<sup>th</sup> day of September 2008.

  
\_\_\_\_\_  
Notary Public

Notary Seal



This Document was prepared by:

Cindy Doerrfeld  
Ravenswood Bank  
2300 West Lawrence Avenue  
Chicago, IL 60625

Property of Cook County Clerk's Office

**UNOFFICIAL COPY****EXHIBIT A**

THAT PART OF SAID LOTS 24 AND 25 LYING BELOW THE CEILING ELEVATION OF 28.88 FEET CCD AND BEGINNING AT A POINT ON THE EAST LINE OF LOT 25, 49.48 FEET NORTHERLY OF THE SOUTHEAST CORNER THEREOF; THENCE WESTERLY 37.28 FEET; THENCE SOUTHERLY 17.24 FEET; THENCE WESTERLY 1.28 FEET; THENCE SOUTHERLY 3.0 FEET; THENCE EASTERLY 1.28 FEET; THENCE SOUTHERLY 29.72 FEET TO THE SOUTH LINE OF SAID LOTS; THENCE EASTERLY TO THE SOUTHEAST CORNER OF LOT 25; THENCE NORTHERLY ALONG THE EAST LINE OF LOT 25 TO THE POINT OF BEGINNING, ALSO THAT PART LYING BELOW THE CEILING ELEVATION OF 22.85 FEET CCD AND COMMENCING AT A POINT ON THE EAST LINE OF LOT 25, 49.48 FEET NORTHERLY OF THE SOUTHEAST CORNER THEREOF; THENCE WESTERLY 27.28 FEET; THENCE SOUTHERLY 17.24 FEET; THENCE WESTERLY 1.28 FEET; THENCE SOUTHERLY 6.50 FEET TO THE POINT OF BEGINNING; THENCE WESTERLY 6.93 FEET; THENCE NORTHERLY 6.50 FEET; THENCE EASTERLY 6.93 FEET; THENCE SOUTHERLY 6.50 FEET TO THE POINT OF BEGINNING AND THAT PART LYING BELOW THE CEILING ELEVATION OF 20.50 FEET CCD AND COMMENCING AT THE LAST DESCRIBED POINT OF BEGINNING; THENCE SOUTHERLY 2.50 FEET; THENCE WESTERLY 6.93 FEET; THENCE NORTHERLY 2.50 FEET; THENCE EASTERLY 6.93 FEET TO THE POINT OF BEGINNING, ALL IN BLOCK 62 IN NORTHWEST LAND ASSOCIATION, A SUBDIVISION OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 13, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE RIGHT OF WAY OF NORTH WESTERN ELEVATED RAILROAD COMPANY), IN COOK COUNTY, ILLINOIS.

ALSO,

THAT PART OF SAID LOTS 23 AND 24 LYING BELOW THE CEILING ELEVATION OF 28.86 FEET CCD AND BEGINNING AT A POINT ON THE WEST LINE OF LOT 23, 49.48 FEET NORTHERLY OF THE SOUTHWEST CORNER THEREOF; THENCE EASTERLY 43.76 FEET; THENCE SOUTHERLY 16.23 FEET; THENCE WESTERLY 8.10 FEET; THENCE SOUTHERLY 16.18 FEET; THENCE EASTERLY 1.95 FEET; THENCE SOUTHERLY 17.12 FEET TO THE SOUTHERLY LINE OF SAID LOTS; THENCE WESTERLY TO THE SOUTHWEST CORNER OF LOT 23; THENCE NORTHERLY ALONG THE WEST LINE OF LOT 23 TO THE POINT OF BEGINNING, ALL IN BLOCK 62 IN NORTHWEST LAND ASSOCIATION, A SUBDIVISION OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 13, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE RIGHT OF WAY OF THE NORTH WESTERN ELEVATED RAILROAD COMPANY), IN COOK COUNTY, ILLINOIS.

UNDERLYING PIN: 13-13-128-032-0000 (AFFECTS THE LAND AND OTHER PROPERTY)

NEW PINS: 13-13-128-035-0000 AND 13-13-128-036-0000

COMMONLY KNOWN AS: 3000 AND 3006 W. MONTROSE AVE., CHICAGO, IL 60618