

# UNOFFICIAL COPY



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

Doc#: 0931322064 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 11/09/2009 01:57 PM Pg: 1 of 4

Loan No. 0608982765

## RELEASE

ABOVE SPACE FOR RECORDER'S USE ONLY


KNOW ALL MEN BY THESE PRESENTS, that JPMORGAN CHASE BANK, N.A. S/B/M TO WASHINGTON MUTUAL BANK F/K/A WASHINGTON MUTUAL BANK, FA, for and in consideration of the payment of the indebtedness secured by the mortgage hereinafter mentioned, and the cancellation of the payment of all the notes thereby secured, and of the sum of one dollar, the receipt whereof is hereby acknowledged, does hereby REMISE, RELEASE, CONVEY, and QUIT CLAIM unto SUSAN B. ROSEN AS TRUSTEE OF SUSAN B. ROSEN DECLARATION OF TRUST DATED OCTOBER 30, 1986, its/his/hers/their, heirs, legal representatives and assigns all right, title, interest, claim or demand whatsoever they may have acquired in, through or by a certain Mortgage, bearing the date of January 17, 2003, and recorded on February 21, 2003, in Volume/Book Page Document 0030244345 in the Recorder's Office of COOK COUNTY County, on the premises therein described as follows, situated in the County of COOK COUNTY, State of Illinois, to wit:

TAX PIN #: 04-14-301-118  
See exhibit A attached

together with all the appurtenances and privileges thereunto belonging or appertaining.

Address(es) of premises: 934 WATERFORD LN, NORTHBROOK, IL, 60062  
Witness my hand and seal 10/23/09.

JPMORGAN CHASE BANK, N.A. S/B/M TO WASHINGTON MUTUAL BANK F/K/A  
WASHINGTON MUTUAL BANK, FA

  
ARLETHIA REED  
Vice President



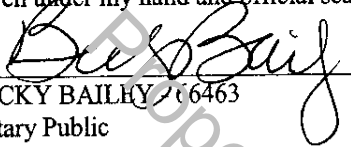
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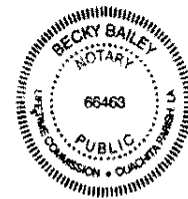
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State of: Louisiana  
Parish/County of: OUACHITA

I, the undersigned, a Notary Public in and for the said County/Parish, in the State aforesaid, do hereby certify that ARLETHIA REED, Vice President, 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 he/she as such authorized corporate officer signed, sealed and delivered the said instrument as JPMORGAN CHASE BANK, N.A. free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal 10/23/09.

  
BECKY BAILLY 66463  
Notary Public  
LIFETIME COMMISSION



Prepared by: ANTONETTE RUBIGS  
Record & Return to:  
Chase Home Finance LLC  
Reconveyance Services  
780 Kansas Lane, Suite A  
PO Box 4025  
Monroe, LA 71203  
Min:  
MERS Phone, if applicable: 1-888-679-6377

Loan No: 0608982765  
County of: COOK COUNTY  
Investor No: T31670  
Outbound Date: 10/16/09  
Investor Loan No: 1685920306



Property of Cook County Clerk's Office

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LOAN NUMBER 0608982765

**EXHIBIT A****PARCEL 1:**

AN UNDIVIDED 1/151 INTEREST IN (I) THAT CERTAIN GROUND LEASE DATED AS OF NOVEMBER 22, 1996 BY AND BETWEEN COLE TAYLOR BANK, AS SUCCESSOR TRUSTEE TO HARRIS TRUST AND SAVINGS BANK UNDER TRUST AGREEMENT DATED APRIL 29, 1991 AND KNOWN AS TRUST NO. 94797, AS LESSOR ("LESSOR"), AND RKZ VENTURE GROUP, L.L.C., AS LESSEE, AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON DECEMBER 9, 1996 AS DOCUMENT NO. 96-927,871 AS AMENDED BY THAT CERTAIN FIRST AMENDMENT TO GROUND LEASE DATED AS OF JANUARY 6, 1997 BY AND BETWEEN LESSOR AND RKZ VENTURE GROUP, L.L.C., AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON FEBRUARY 28, 1997 AS DOCUMENT NO. 97-141,059 AS AMENDED BY THAT CERTAIN JOINDER TO GROUND LEASE DATED AS OF NOVEMBER 7, 1997 BY THE ROYAL RIDGE HOMEOWNERS ASSOCIATION, AN ILLINOIS NOT FOR PROFIT CORPORATION, AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON NOVEMBER 12, 1997 AS DOCUMENT NO. 97-846,934 AND AS FURTHER AMENDED FROM TIME TO TIME (COLLECTIVELY, THE "GROUND LEASE"); AND (II) THE LEASEHOLD ESTATE IN THE PREMISES LEGALLY DESCRIBED IN SAID GROUND LEASE AND BY THIS REFERENCE MADE A PART HEREOF; EACH WITH RESPECT TO THE BUILDING SITE IDENTIFIED AND LEGALLY DESCRIBED AS FOLLOWS:

LOT 1 IN ROYAL RIDGE SUBDIVISION, BEING A SUBDIVISION OF PART OF THE WEST 1/2 OF SECTION 14, TOWNSHIP 42 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, PURSUANT TO THE PLAT THEREOF RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON NOVEMBER 3, 1997 AS DOCUMENT NO. 97-818,381

COMMONLY KNOWN AS TECHNY PARCEL E-1 LOCATED ON THE EAST SIDE OF WAUKEGAN ROAD, SOUTH OF TECHNY ROAD, IN NORTHBROOK, ILLINOIS.

EACH WITH RESPECT SOLELY TO THE BUILDING SITE IDENTIFIED AND LEGALLY DESCRIBED AS FOLLOWS:

**BUILDING SITE 111**

BEING THAT PART OF LOT 1 IN THE PLANNED UNIT DEVELOPMENT OF ROYAL RIDGE, BEING A SUBDIVISION OF PART OF THE WEST 1/2 OF SECTION 14, TOWNSHIP 42 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 3, 1998 AS DOCUMENT NO. 97-818381, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF LOT 1; THENCE NORTH 1 DEGREE 04 MINUTES 54 SECONDS EAST ALONG THE EAST LINE OF SAID LOT 1 A DISTANCE OF 1593.26 FEET; THENCE NORTH 88 DEGREES 55 MINUTES 06 SECONDS WEST 35.64 FEET TO THE EXTERIOR CORNER OF A CONCRETE FOUNDATION FOR A RESIDENCE KNOWN AS (827 TURNBERRY LANE) FOR A POINT OF BEGINNING; THENCE ALONG A LINE FOLLOWING THE NEXT NINETEEN (19) COURSES AND DISTANCES COINCIDENT WITH THE EXTERIOR FOUNDATION WALL OF SAID RESIDENCE; 1) NORTH 89 DEGREES 00 MINUTES 07 SECONDS WEST, 23.02 FEET; 2) SOUTH 0 DEGREES 59 MINUTES 53 SECONDS WEST, 2.67 FEET; 3) NORTH 89 DEGREES 00 MINUTES 07 SECONDS WEST, 15.83 FEET; 4) NORTH 0 DEGREES 59 MINUTES 53 SECONDS EAST, 2.67 FEET; 5)

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CONTINUATION

LOAN NUMBER 0608982765

SOUTH 62 DEGREES 06 MINUTES 15 SECONDS WEST 23.02 FEET; 6) NORTH 21 DEGREES 53 MINUTES 45 SECONDS WEST 20.00 FEET; 7) NORTH 68 DEGREES 06 MINUTES 15 SECONDS EAST 8 FEET; 8) NORTH 21 DEGREES 53 MINUTES 45 SECONDS WEST 5.00 FEET; 9) NORTH 68 DEGREES 06 MINUTES 15 SECONDS EAST, 1.83 FEET; 10) NORTH 21 DEGREES 53 MINUTES 45 SECONDS WEST, 14.62 FEET; 11) NORTH 23 DEGREES 06 MINUTES 15 SECONDS EAST 8.27 FEET; 12) NORTH 68 DEGREES 06 MINUTES 15 SECONDS EAST 5.62 FEET; 13) NORTH 21 DEGREES 53 MINUTES 45 SECONDS WEST 11.17 FEET; 14) NORTH 68 DEGREES 06 MINUTES 15 EAST 48.77 FEET; 15) SOUTH 21 DEGREES 53 MINUTES 45 SECONDS EAST 23.55; 16) SOUTH 68 DEGREES 06 MINUTES 15 SECONDS WEST 22.56 FEET; 17) SOUTH 21 DEGREES 53 MINUTES 45 SECONDS EAST 20.92 FEET; 18) NORTH 68 DEGREES 06 MINUTES 15 SECONDS EAST 2.00 FEET; THENCE SOUTH 21 DEGREES 53 MINUTES 45 SECONDS EAST 12.17 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS

PARCEL 2:

FEE SIMPLE TITLE IN AND TO THE BUILDING AND ALL IMPROVEMENTS (BUT EXCLUDING THE LAND) LOCATED ON THE BUILDING SITE LEGALLY DESCRIBED IN PARCEL 1 ABOVE (INCLUDING ANY PORTION OF SUCH BUILDING AND IMPROVEMENTS WHICH IS LOCATED ON PORTIONS OF THE COMMON AREA (AS DEFINED IN THAT CERTAIN DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS AND RIGHTS FOR THE ROYAL RIDGE SUBDIVISION DATED AS OF NOVEMBER 3, 1997 AND RECORDED WITH THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON NOVEMBER 3, 1997 AS DOCUMENT NO. 97-820,006 (THE "DECLARATION")), WHICH IMPROVEMENTS CONSIST OF A DWELLING UNIT (AS DEFINED IN SAID DECLARATION) WITH THE COMMON STREET ADDRESS SHOWN IN PARCEL 1 ABOVE; SUBJECT TO THE TERMS AND PROVISIONS OF THE GROUND LEASE.

PARCEL 3:

EASEMENTS APPURTENANT TO PARCELS 1 AND 2 FOR THE BENEFIT OF SUCH PARCELS AS SET FORTH IN THE AFORESAID DECLARATION.