

# UNOFFICIAL COPY



Doc#: 1035739049 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 12/23/2010 09:39 AM Pg: 1 of 4

Property of Cook County Clerk's Office

ABOVE SPACE FOR RECORDER'S USE ONLY

UID: 5039af58-3303-42d7-b68a-7b4767d4ad77

DOCID\_0008746180522005N



## RELEASE OF MORTGAGE OR TRUST DEED BY CORPORATION

### KNOW ALL MEN BY THESE PRESENTS

That Bank of America, N.A. of the County of MARICOPA and State of ARIZONA, for and in consideration of one dollar, and for other good and valuable considerations, the receipt whereof is hereby acknowledged, do hereby remise, release, convey and quit-claim unto:

Name(s).....: KATHLEEN MOJO MOELLER

Property 2233 WYNDANCE WAY P.I.N. 04-14-301-134-0000  
Address.....: NORTHBROOK, IL 60062

heir, legal representatives and assigns, all the right, title interest, claim, or demand whatsoever it may have acquired in, through, or by a certain mortgage bearing the date 09/24/2009 and recorded in the Recorder's Office of COOK county, in the State of Illinois in Book N/A of Official Records Page N/A as Document Number 0927204110, to the premises therein described as situated in the County of COOK, State of Illinois, to wit:

Legal Description Attached.  
together with all the appurtenances and privileges thereunto belong or appertaining.

WITNESS my hand this 13 day of December, 2010.

Bank of America, N.A.

Thomarat Lertkulprayad, Assistant Secretary

S YES  
P 4  
S NO  
M NO  
SC YES  
E YES  
IN YES

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STATE OF ARIZONA

COUNTY OF MARICOPA

I, Rachel Shine a notary public in and for the said County, in the state aforesaid, DO HEREBY CERTIFY that Thomarat Lertkulprayad, personally known to me (or proved to me on the basis of satisfactory evidence) to be the same person whose name subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as a free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 13 day of December, 2010.



*Rachel Shine*

Rachel Shine, Notary public  
Commission expires 07/14/2013

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

Mail Recorded Satisfaction To: KATHLEEN MOJO MOELLER

2233 Wyndance Way  
Northbrook, IL 60062

Prepared By:

Amanda Rodriguez  
ReconTrust Company, N.A.  
2575 W. Chandler Blvd.  
Mail Stop: AZ1-804-02-11  
Chandler, AZ 85224  
(800) 540-2684

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**STREET ADDRESS:** 1233 WYNDANCE WAY  
**CITY:** NORTHBROOK **COUNTY:** COOK  
**TAX NUMBER:** 04-14-301-134-0000

**LEGAL DESCRIPTION:**

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. 94707, AS LESSOR ("LESSOR"), AND ASSIGNOR/GRANTOR, AS LESSEE, AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON DECEMBER 9, 1996 AS DOCUMENT NO. 96927871, AS AMENDED BY THAT CERTAIN FIRST AMENDMENT TO GROUND LEASE DATED AS OF JANUARY 6, 1997 BY AND BETWEEN LESSOR AND ASSIGNOR/GRANTOR, AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON FEBRUARY 28, 1997 AS DOCUMENT NO. 97141059, 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. 97846034, AND AS FURTHER AMENDED FROM TIME TO TIME (COLLECTIVELY, THE "GROUND LEASE"); AND (II) THE LEASEHOLD ESTATE IN THE PREMISES (THE "PREMISES") LEGALLY DESCRIBED AS:

LOT 1 IN ROYAL RIDGE SUBDIVISION, BEING A SUBDIVISION OF PART OF THE WEST HALF OF SECTION 14, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE VILLAGE OF NORTHBROOK, 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. 97818381.

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

PINS: 04-14-301-134

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

BUILDING SITE 127

THAT PART OF LOT 1 IN THE PLANNED UNIT DEVELOPMENT OF ROYAL RIDGE, BEING A SUBDIVISION OF PART OF THE WEST HALF OF SECTION 14, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 3, 1997 AS DOCUMENT NUMBER 97818381, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 1; THENCE NORTH 01 DEGREES 04 MINUTES 54 SECONDS EAST ALONG THE EAST LINE OF SAID LOT 1 A DISTANCE OF 398.72 FEET; THENCE NORTH 88 DEGREES 55 MINUTES 06 SECONDS WEST 36.65 FEET TO THE EXTERIOR CORNER OF A CONCRETE FOUNDATION FOR A RESIDENCE (KNOWN AS 2237 ROYAL RIDGE DRIVE), FOR A PLACE OF BEGINNING; THENCE ALONG A LINE FOLLOWING THE NEXT (13) COURSES AND DISTANCES COINCIDENT WITH THE EXTERIOR FOUNDATION WALL OF SAID RESIDENCE; 1) NORTH 88 DEGREES 55 MINUTES 6 SECONDS EAST 8.04 FEET; 2) SOUTH 01 DEGREES 04 MINUTES 54

SECONDS WEST 4.00 FEET; 3) NORTH 88 DEGREES 55 MINUTES 06 SECONDS WEST 2.00 FEET; 4) SOUTH 57 DEGREES 21 MINUTES 41 SECONDS EAST 2.00 FEET; 5) SOUTH 01 DEGREES 04 MINUTES 54 SECONDS WEST 10.92 FEET; 6) SOUTH 43 DEGREES 55 MINUTES 06 SECONDS WEST 7.54 FEET; 7) NORTH 88 DEGREES 55 MINUTES 06 SECONDS WEST 2.37 FEET; 8) SOUTH 01 DEGREES 04 MINUTES 54 SECONDS WEST 11.33 FEET; 9) NORTH 88 DEGREES 55 MINUTES 06 SECONDS WEST 55.50 FEET; 10) NORTH 01 DEGREES 04 MINUTES 54 SECONDS EAST 21.58 FEET; 11) SOUTH 88 DEGREES 55 MINUTES 06 SECONDS EAST 25.422 FEET; 12) NORTH 01 DEGREES 04 MINUTES 54 SECONDS EAST 20.17 FEET; 13) NORTH 88 DEGREES 55 MINUTES 06 SECONDS WEST 5.00 FEET; 14) NORTH 01 DEGREES 04 MINUTES 54 SECONDS EAST 7.08 FEET TO THE CENTERLINE OF A PARTYWALL; THENCE SOUTH 88 DEGREES 55 MINUTES 06 SECONDS EAST ALONG THE CENTERLINE OF A PARTYWALL 52.82 FEET; THENCE SOUTH 01 DEGREES 04 MINUTES 54 SECONDS WEST ALONG THE EXTERIOR FOUNDATION

CLEGALD

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WALL OF SAID RESIDENCE 17.25 FEET TO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS (THE "BUILDING SITE") BUILDING SITE COMMONLY KNOWN AS 2233 WYNDANCE WAY, NORTHBROOK, ILLINOIS 60062.

PARCEL II:

FEE SIMPLE TITLE IN AND TO THE BUILDING AND ALL IMPROVEMENTS (BUT EXCLUDING THE LAND) LOCATED ON THE BUILDING SITE LEGALLY DESCRIBED HEREIN (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 ROAYL 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. 97820006 (THE "DECLARATION"), WHICH IMPROVEMENTS CONSIST OF A DWELLING UNIT (AS DEFINED IN THE DECLARATION); SUBJECT TO THE TERMS AND PROVISIONS OF THE GROUND LEASE.

PARCEL III:

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

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