



1135010057

Doc#: 1135010057 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee:\$10.00  
Cook County Recorder of Deeds  
Date: 12/16/2011 12:05 PM Pg: 1 of 3

**PARTIAL RELEASE DEED**

KNOW ALL MEN BY THESE PRESENTS, that COLE TAYLOR BANK, an Illinois Banking corporation, for and in consideration of the payment of the sum of Ten and no/100 dollars (\$10.00) in hand paid, receipt of which is hereby acknowledged, doe hereby REMISE, CONVEY, RELEASE AND QUIT CLAIM unto:

Greenwood, Berkeley, Ellis, LLC an Illinois Limited Liability Company, in the State of Illinois and the County of Cook, all the right, title, interest, claim or demand whatsoever that it may have acquired in, through or by a certain: Mortgage and Security Agreement dated January 30, 2007 and Recorded on February 1, 2007 as Doc. No. 0703231032; Assignment of Rents and Leases dated January 30, 2007 and Recorded on as February 1, 2007 Doc. No. 0703231033 First Modification of Loan Documents dated February 27, 2009 and Recorded March 23, 2009 as Doc. No. 0908233066; Second Modification of Loan Documents date May 29, 2009 and Recorded June 2, 2009 as Doc. No. 0915329035; Third Modification of A&D Loan Documents dated July 1, 2009 and Recorded October 29, 2009 as Doc. No. 0930218039; Third Modification of Construction Loan Documents dated July 30, 2009 and Recorded October 29, 2009 as Doc. No. 0930218040; Amended to Mortgage and Assignment of Rents dated March 26, 2010 and made effective as of January 15, 2010 and Recorded as Doc. No. 1011729054 and the Junior Mortgage and Security Agreement dated March 26, 2010 and made effective as of January 15, 2010 and Recorded as Doc. No. 1011729055 in the Office of the Recorded of Deeds of Cook County, as to a portion of the premises therein described as follows, to wit:

Property Address: (SEE ATTACHED FOR LEGAL DESCRIPTION(s)) Cook County, IL

Situated in the County of Cook and State of Illinois, together with all the appurtenances and privileges thereunto belonging and appertaining.

This release is in no way to operate to discharge the lien of said Mortgage and Security Agreement; Assignment of Rents and Leases; First Modification of Loan Documents; Second Modification of Loan Documents; Third Modification of A&D Loan Documents; Third Modification of Construction Loan Documents: Amendment to Mortgage and Assignment of Rents and the Junior Mortgage and Security Agreement upon any other of the premises described therein, but it is only to release the portion particularly above described and none other; and the remaining or unreleased portions of the premises in said Mortgage and Security Agreement; Assignment of Rents and Leases; First Modification of Loan Documents; Second Modification of Loan Documents; Third Modification of A&D Loan Documents; Third Modification of Construction Loan Documents; Amendment to Mortgage and Assignment of Rents and the Junior Mortgage and Security Agreement described is to remain as security for the payment of the indebtedness secured thereby and for the full performance of all covenants, conditions and obligations contained in said Mortgage and Security Agreement; Assignment of Rents and Leases; First Modification of Loan Documents; Second Modification of Loan Documents; Third Modification of A&D Loan Documents; Third Modification of Construction Loan Documents; Amendment to Mortgage and Assignment of Rents and the Junior Mortgage and Security Agreement therein mentioned.

IN WITNESS WHEREOF, the said Cole Taylor Bank has caused these presents to be signed by its Vice President and attested by Construction Loan Monitoring Officer and its corporate seal to be affixed this 14<sup>th</sup>, day of December, 2011.

# UNOFFICIAL COPY

**AFTER RECORDING MAIL TO:**

Greenwood, Berkeley, Ellis, LLC  
c/o Mr. Michael A. Mitchell  
4341 South Martin Luther King Drive  
Chicago, Illinois 60653

**COLE TAYLOR BANK**  
An Illinois Banking Corporation

By: *Manoj*  
Its: Vice President

**ATTEST:**

By: *Gloria Favela*  
Its: Construction Loan Monitoring Officer

STATE OF ILLINOIS )  
                                  ) SS  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that Maria Cousino and Gloria Favela personally known to me to be the same persons whose names are as Vice President and Construction Loan Monitoring Officer, respectively, of COLE TAYLOR BANK, an Illinois Banking Corporation, subscribed to the foregoing instrument, appeared before me this day in person and acknowledged to me that they, being thereunto duly authorized, signed and delivered said instrument as their own free and voluntary act of said corporation, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 14<sup>th</sup>, day of December, 2011.

(SEAL)



*Olga M. Galvan*  
Notary Public

# UNOFFICIAL COPY

STREET ADDRESS: 4310 S GREENWOOD AVENUE  
CITY: CHICAGO COUNTY: COOK UNIT 3N  
TAX NUMBER: 20-02-303-062-1006

LEGAL DESCRIPTION:

PARCEL 1:

UNIT 3N IN THE 4310-4312 GREENWOOD CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOTS 1, 2 AND THE NORTH 8.99 FEET OF LOT 3 IN 'OTIS' SUBDIVISION OF THE SOUTH 2.00 FEET OF LOT 4 AND LOTS 5 TO 8 IN THE SUBDIVISION OF THE NORTH 3.79 CHAINS OF BLOCK 2 IN THE SUBDIVISION BY THE EXECUTORS OF E. K. HUBBARD OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 2, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED JULY 8, 2008 AS DOCUMENT 0819039039, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF P6, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0819039039, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office