



Doc#: 1224226280 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee:\$10.00  
Cook County Recorder of Deeds  
Date: 08/29/2012 02:23 PM Pg: 1 of 3

PARTIAL RELEASE DEED

KNOWN ALL MEN BY THESE PRESENTS, that COLE TAYLOR BANK, an Illinois Banking Association, 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, does hereby REMISE, CONVEY, RELEASE AND QUIT CLAIM unto:

235 W. Van Buren Development Corporation, an Illinois corporation, 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 July 19, 2007 and recorded September 6, 2007 as Document No. 0724918034; Assignment of Rents and Leases dated July 19, 2007 and recorded September 6, 2007 as Document No.0724918036; Collateral Assignment of Ground Lease Agreement dated July 19, 2007 and recorded September 6, 2007 as Document No. 0724918038; Leasehold Mortgage and Security Agreement dated July 19, 2007 and recorded September 6, 2007 as Document No. 0724918035; Collateral Assignment of Ground Lease Agreement dated July 19, 2007 and recorded September 6, 2007 as Document No. 0724918037; Amended and Restated Mortgage and Security Agreement dated June 8, 2009 and recorded June 8, 2009 as Document No. 0915916043 and re-recorded on June 9, 2009 as Document No. 0916018025; and the Amended and Restated Assignment of Rents and Leases dated June 8, 2009 and recorded June 8, 2009 as Document No. 0915916044; and re-recorded June 9, 2009 as Document No. 0916018024: in the Office of Recorder of Deeds of Cook County, Illinois as to a portion of the premises therein described as follows, to wit:

Property Address: (See attached for legal description) Cook County, Illinois.

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; Collateral Assignment of Ground Lease Agreement; Leasehold Mortgage and Security Agreement; Collateral Assignment of Ground Lease Agreement; Amended and Restated Mortgage and Security Agreement and the Amended and Restated Assignment of Rents and Leases 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; Collateral Assignment of Ground Lease Agreement; Leasehold Mortgage and Security Agreement; Collateral Assignment of Ground Lease Agreement; Amended and Restated Mortgage and Security Agreement and the Amended and Restated Assignment of Rents and Leases described is to remain as security for the payment of the indebtedness secured there by and for the full performance of all covenants, conditions and obligations contained in said Mortgage and Security Agreement; Assignment of Rents and Leases; Collateral Assignment of Ground Lease Agreement; Leasehold Mortgage and Security Agreement; Collateral Assignment of Ground Lease Agreement Amended and Restated Mortgage and Security Agreement and the Amended and Restated Assignment of Rents and Leases therein mentioned.

Attorneys' Title Guaranty Fund, Inc.  
1 S. Wacker Dr., STE 2400  
Chicago, IL 60606-1650  
Attn: Search Department

This document was prepared by Olga Galvan: Cole Taylor Bank, 225 W. Washington St. 9th Floor Chicago, IL 60606

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IN WITNESS WHEREOF, the said Cole Taylor Bank has caused these presents to be signed by its Assistant Vice President and attested by Construction Loan Monitoring Officer and its corporate seal to be affixed this 24<sup>th</sup>, day of July, 2012.

**AFTER RECORDING MAIL TO:**  
 235 W. VAN BUREN DEV. CORP.  
 235 WEST OHIO STREET  
 6<sup>TH</sup> FLOOR  
 CHICAGO, IL 60654  
 ATTN: CAW

**COLE TAYLOR BANK**

**An Illinois Banking Corporation**

By: Maria Coronado  
Its: Assistant 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 Coronado and Gloria Favela personally known to me to be the same persons whose names are as Assistant 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 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 24<sup>th</sup>, day of July, 2012

(Seal)  OFFICIAL SEAL  
 OLGA M. GALVAN  
 NOTARY PUBLIC, STATE OF ILLINOIS  
 MY COMMISSION EXPIRES 01-31-2016

Olga M. Galvan  
Notary Public

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## LEGAL DESCRIPTION

UNIT 1419, 1702, AND P-529, 1908, 1918, 2018 AND P-542, 2022, 2120 AND P-479, 2420, 2711 AND P-28, 2722, 3016 AND P-558T, 3116, 3203 AND P-476, 3303 AND P-207, 3405 AND P-441, 3521, 3708 AND P-59, 4613 AND P-41T; IN THE 235 W. VAN BUREN CONDOMINIUMS, AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED PROPERTY:

THAT PART OF LOTS 65, 66, 67, 68, 69, 70, 71, 72, 73, AND 74 (TAKEN AS A TRACT) IN BLOCK 90 IN SCHOOL SECTION ADDITION TO CITY OF CHICAGO, IN SECTION 16, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED TO DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0915934034, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PROPERTY ADDRESS: 235 W. VAN BUREN ST. CHICAGO, IL 60607

PERMANENT INDEX NUMBER: 17-16-238-020-1019 UNIT 1419  
 17-16-238-020-1068 UNIT 1702  
 17-16-238-019-0000 PARKING P-529  
 17-16-238-019-0000 UNIT 1908  
 17-16-238-019-0000 UNIT 1918  
 17-16-238-017-0000 UNIT 2013 & P-542  
 17-16-238-019-0000 UNIT 2022  
 17-16-238-019-0000 UNIT 2120  
 17-16-238-019-0000 PARKING P-479  
 17-16-238-019-0000 UNIT 2420  
 17-16-238-019-0000 UNIT 2711 & P-28  
 17-16-238-019-0000 UNIT 2722  
 17-16-238-019-0000 UNIT 3016 & P-558T  
 17-16-238-019-0000 UNIT 3116  
 17-16-238-019-0000 UNIT 3203 & P-476  
 17-16-238-019-0000 UNIT 3303 & P-207  
 17-16-238-019-0000 UNIT 3405 & P-441  
 17-16-238-019-0000 UNIT 3521  
 17-16-238-019-0000 UNIT 3708 & P-59  
 17-16-238-019-0000 UNIT 4613 & P-41T