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Doc#: 1324615081 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 09/03/2013 02:05 PM Pg: 1 of 3



**PARTIAL RELEASE DEED**

13-11465

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:

Cole Taylor Bank, as Trustee under a Trust Agreement dated September 9, 2004, known as Trust No. 01-041196 of the County of Cook and the State of Illinois, all the right, title, interest, claim or demand whatsoever that it may have acquired in, through or by a certain; Construction Mortgage dated February 1, 2005 and recorded March 2, 2005 as Document No. 0506145145; Collateral Assignment of Rents and Leases dated February 1, 2005 and recorded March 2, 2005 as Document No. 0506145146; Amendment to Construction Loan Agreement, Construction Mortgage and Loan Documents dated February 10, 2006 and recorded February 22, 2006 as Document No. 0605334046; Amendment to Construction Loan Agreement, Construction Mortgage and Loans Documents dated February 10, 2006 and recorded February 22, 2006 as Document No. 0605334046; Second Amendment to Construction Loan Agreement, Construction Mortgage and Loan Documents dated November 27, 2006 and recorded December 12, 2006 as Document No. 0634618101 in the Office of Recorder of Deeds of Cook County, Illinois as to a portion of the premises therein described as follows, to wit:

**(SEE ATTACHED FOR LEGAL DESCRIPTION)**

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 Construction Mortgage, Collateral Assignment of Rents and Leases, Amendment to Construction and Loan Agreement, Construction Mortgage and Loan Documents and Second Amendment to Construction Loan Agreement, Construction Mortgage and Loan Documents 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 Construction Mortgage, Collateral Assignment of Rents and Leases Amendment to Construction Loan Agreement, Construction Mortgage and Loan Document and Second Amendment to Construction Loan Agreement, Construction Mortgage and Loan Documents 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 Construction Mortgage and Collateral Assignment of Rents and Leases, Amendment to Construction Loan Agreement, Construction Mortgage and Loan Documents therein mentioned.

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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 its Construction Loan Monitoring Specialist and its corporate seal to be affixed this 14<sup>th</sup>, day of August, 2013.

**AFTER RECORDING MAIL TO:**  
 Pierce + Associates, Inc  
 1 N. Dearborn #1300  
 Chicago, IL 60602  
 ATTN: LUCAS HANSEN

### COLE TAYLOR BANK

An Illinois Banking Corporation

By: Maria Coronado  
Its: Assistant Vice President

ATTEST

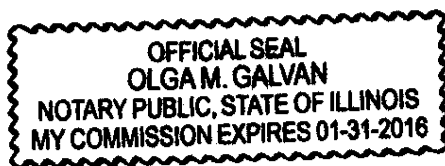
By: Richard Nerovich  
Its: Construction Loan Monitoring Specialist

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 Richard Nerovich personally known to me to be the same persons whose names are as Assistant Vice President and Construction Loan Monitoring Specialist, 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 notary seal this 14<sup>th</sup>, day of August, 2013.

(Seal)\



Olga M. Galvan  
Notary Public

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## Legal Description 1

PROPERTY AT 3001 W GUNNISON, UNIT 1S

PIN # 13-12-315-013-0000

UNIT 3001-1S IN THE GUNNISON COURT CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 1, 2, 3 AND THE EAST 10 FEET OF LOT 4 IN THE SUBDIVISION OF THE SOUTH HALF OF LOT 30 IN JACKSON'S SUBDIVISION OF THE SOUTHEAST QUARTER OF SECTION 11, AND THE SOUTHWEST QUARTER OF SECTION 12, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS,

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM RECORDED APRIL 5, 2007 AS DOCUMENT 0709560062, AS MAY BE AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

SITUATED IN COOK COUNTY, ILLINOIS