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RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 02/27/2014 03:22 PM Pg: 1 of 6

**THIS INSTRUMENT PREPARED
BY AND AFTER RECORDING
MAIL TO:**

~~Freeborn & Peters LLP~~
~~Attn: James S. Gray~~
~~311 S. Wacker Dr., Suite 3000~~
~~Chicago, Illinois 60606~~
~~I. SUSAN MARKIESSE ESQ~~
~~230 Cook Ave~~
~~Barrington, IL~~
~~60010~~

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

PARTIAL RELEASE OF MORTGAGES

KNOW ALL BY THESE PRESENTS: that the undersigned, NORTHBROOK BANK & TRUST ("Bank"), as successor-in-interest to the Federal Deposit Insurance Corporation, as Receiver for First Chicago Bank & Trust f/k/a Labe Bank, for valuable consideration, receipt of which is hereby acknowledged, does hereby REMISE, RELEASE, CONVEY AND QUITCLAIM unto and Lucian Coltea; Belden Developments, LLC, an Illinois limited liability company; Chicago Title Land Trust Company, as successor to Cole Taylor Bank, as Trustee and not individually under Trust Agreement dated March 22, 2001 and known as its Trust No. 01-8995 all the right, title, interest, claim or demand whatsoever which the undersigned may have acquired by or through those certain documents (the "Security Documents") listed in Exhibit A attached hereto, in respect of, solely, the real estate legally described on Exhibit B, attached hereto and made a part hereof, and the appurtenances and privileges, if any, thereto belonging (the "Released Property"), such Released Property being located in Cook County, Illinois.

This instrument is not intended to be, and shall not be construed as, (i) a release of the lien of the Security Documents from any property other than the Released Property or (ii) a satisfaction, in whole or in part, of any obligation secured by the Security Documents (except for the loans identified by the Loan Numbers listed on Exhibit A attached hereto).

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IN WITNESS WHEREOF, the undersigned has caused this instrument to be signed by its duly authorized officer this 16th day of December, 2013.

NORTHBROOK BANK & TRUST, as successor-in-interest to the Federal Deposit Insurance Corporation, as Receiver for First Chicago Bank & Trust f/k/a Labe Bank

By: Cindy Bauer

Cindy Bauer

Its: Senior Vice President

Attest:

By: Dan Robinson

Dan Robinson

Its: Vice President

STATE OF ILLINOIS)

SS.

COUNTY OF COOK)

I, Brian Doyle, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Cindy Bauer and Dan Robinson of NORTHBROOK BANK & TRUST, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged as such officers and delivered the said instrument and caused the company to be affixed hereto, pursuant to authority given by the **Board of Directors** of said company, as their free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 16 day of December, 2013.

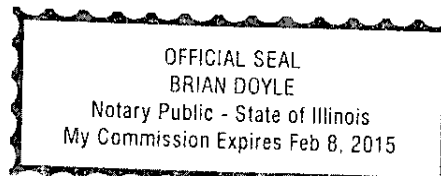
Notary Public

(Type or Print Name)

My Commission Expires:

2/8/15

2976845v3/28367-0029



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EXHIBIT A

Loan Documents

36 S. Ashland Ave Unit 102 Chicago, IL 60607

MORTGAGE DATED JUNE 11, 2009 AND RECORDED JUNE 17, 2009 AS DOCUMENT NUMBER 0916804155 MADE BY LUCIAN COLTEA TO FIRST CHICAGO BANK & TRUST TO SECURE AN INDEBTEDNESS IN THE AMOUNT OF \$240,000.00.

FORBEARANCE, MODIFICATION, CROSS-COLLATERALIZATION AND CROSS-DEFAULT AGREEMENT RECORDED MAY 31, 2013 AS DOCUMENT 1315129056 MADE BETWEEN NORWEL BROOK BANK & TRUST AND LUCIAN COLTEA ET AL.

ASSIGNMENT OF RENTS DATED JUNE 11, 2009 AND RECORDED JUNE 17, 2009 AS DOCUMENT 0916804156 TO FIRST CHICAGO BANK & TRUST.

1901-03 N. KIMBALL, Chicago

MORTGAGE DATED JULY 12, 2006 AND RECORDED AUGUST 1, 2006 AS DOCUMENT NUMBER 0621347015 MADE BY COLE TAYLOR BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED MARCH 22, 2001 AND KNOWN AS TRUST NUMBER 01-8995 TO LABE BANK TO SECURE AN INDEBTEDNESS IN THE AMOUNT OF \$350,000.00.

EXTENSION OF MORTGAGE RECORDED AS DOCUMENTS 1009934093, 1106844146 AND 1134831096.

FORBEARANCE/MODIFICATION AGREEMENT RECORDED AS DOCUMENTS 1315129056.

ASSIGNMENT OF RENTS DATED JULY 12, 2006 AND RECORDED AUGUST 1, 2006 AS DOCUMENT 0621347016 TO LABE BANK.

A MORTGAGE MADE BY COLE TAYLOR BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED MARCH 22, 2001 AND KNOWN AS TRUST NUMBER 01-8995 TO FIRST CHICAGO BANK & TRUST TO SECURE A PAYMENT OF \$1,500,000.00 DATED MARCH 10, 2009 AND RECORDED AUGUST 5, 2009 AS DOCUMENT NUMBER 0921718034.

RESTATED AND AMENDED REAL ESTATE MORTGAGE, ASSIGNMENT OF RENTS, SECURITY AGREEMENT AND UCC FIXTURE FILING RECORDED APRIL 9, 2010 AS DOCUMENT 1009934094.

ASSIGNMENT OF RENTS DATED MARCH 10, 2009 AND RECORDED AUGUST 5, 2009 AS DOCUMENT 0921718035 TO FIRST CHICAGO BANK & TRUST.

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Loan Numbers (as recited in the Forbearance, Modification, Croiss Collateralization and Cross Default Agreement dated May 13, 2013 as Document 131529056)

675-1; 1118-1; 112026035-1; 112008615-1

Property of Cook County Clerk's Office

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EXHIBIT B

Legal Descriptions for Released Property

KIMBALL PROPERTY

UNITS 1901-2, 1901-3, 1903-1, 1903-2, 1903-3, 1903-G, 3320-G, 3322-1, 3322-2, 3322-3, 3322-G, 3324-1, 3324-2, 3324-3, 3326-1, 3326-2, 3326-3, 3326-G IN KIMBALL-CORTLAND CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 29 AND 30 IN WINKELMAN'S SUBDIVISION OF THAT PART FORMERLY KNOWN AS BLOCK 3 IN E. SIMON'S SUBDIVISION OF THE SOUTH EAST 1/4 OF SECTION 35, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0931010034, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PIN Nos.: 13-35-403-039-1002, 13-35-403-039-1003; 13-35-403-039-1005; 13-35-403-039-1006; 13-35-403-039-1007; 13-35-403-039-1008; 13-35-403-039-1012; 13-35-403-039-1013; 13-35-403-039-1014; 13-35-403-039-1015; 13-35-403-039-1016; 13-35-403-039-1017; 13-35-403-039-1018; 13-35-403-039-1019; 13-35-403-039-1020; 13-35-403-039-1021; 13-35-403-039-1022; and 13-35-403-039-1023

Commonly Known as: Units 1901-2, 1901-3, 1903-1, 1903-2, 1903-3, 1903-G, 3320-G, 3322-1, 3322-2, 3322-3, 3322-G, 3324-1, 3324-2, 3324-3, 3326-1, 3326-2, 3326-3 and 3326-G, 1901-03 N. Kimball, Chicago, IL 60647

ASHLAND PROPERTY

PARCEL 1

LOT 87 IN SUBDIVISION OF BLOCK 4 OF JOHNSTON AND LEE'S SUBDIVISION OF THE SOUTHWEST 1/4 OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN No.: 17-20-302-039-0000

Commonly Known as: 1508 W. 18th Street, Chicago, Illinois 60608

PARCEL 2:

COMMERCIAL UNIT 2 IN THE 32-40 SOUTH ASHLAND CONDOMINIUM, AS DELINEATED ON PLAT OF SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

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BLOCK 9 IN SAMUEL F. SMITH'S SUBDIVISION OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED JULY 9, 2004 AS DOCUMENT NO. 0419119012, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

THE EXCLUSIVE RIGHT TO USE STORAGE SPACE 5, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION, AFORESAID, RECORDED AS DOCUMENT NO. 0419119012.

PIN No.: 17-18-208-002-1018

Commonly Known as: 36 South Ashland Avenue, Unit 2, Chicago, Illinois 60608

BELDEN PROPERTY

UNIT NUMBERS 3527-G and 3529-G in THE BELDEN CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOTS 131 AND 132 IN SUBDIVISION OF THE NORTH 1/2 OF THE WEST 1/3 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP-40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0706015035; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

COMMONLY KNOWN AS: Unit 3527-G at 3527 W. Belden, Chicago, IL 60647 and Unit 3529-G at 3529 W. Belden, Chicago, IL 60647

P.I.N.: 13-35-210-031-1001, and 13-35-210-031, 1005.

031

18TH STREET PROPERTY

LOT 87 IN SUBDIVISION OF BLOCK 4 OF JOHNSTON AND LEE'S SUBDIVISION OF THE SOUTHWEST 1/4 OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 1508 West 18th Street, Chicago, Illinois 60608

P.I.N.: 17-20-302-039-0000