

UNOFFICIAL COPY

RELEASE OF MORTGAGE AND ASSIGNMENT OF RENTS

PREPARED BY & RETURN TO:

J. Ryan Potts
Brottschul Potts LLC
230 W. Monroe Street, Suite 230
Chicago, Illinois 60606



Doc#: 1506218022 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 03/03/2015 08:40 AM Pg: 1 of 3

RELEASE OF MORTGAGE AND ASSIGNMENT OF RENTS

KNOW ALL MEN BY THESE PRESENTS, that, that FIRST COMMUNITY FINANCIAL BANK, successor by merger to FIRST COMMUNITY BANK OF PLAINFIELD, an Illinois banking corporation, having an address of 14150 S. U.S. Route 30, Plainfield, IL 60544, **DOES HEREBY CERTIFY** the following Mortgage and Assignment of Rents listed below encumbering that certain real property described on Exhibit A, made by FIRST COMMUNITY FINANCIAL BANK, successor by merger to FIRST COMMUNITY BANK OF PLAINFIELD, as Lender, to HMMC, LLC, an Illinois limited liability company, as Borrower, are hereby released and discharged:

1. Mortgage dated February 8, 2013 and recorded February 20, 2013 as Document No. 1305110026 made by HMMC, LLC to to FIRST COMMUNITY BANK OF PLAINFIELD, to secure and indebtedness of \$1,500,000.00.
2. Assignment of Rents dated February 8, 2013 and recorded February 20, 2013 as Document No. 1305110027 made by HMMC, LLC, to FIRST COMMUNITY BANK OF PLAINFIELD.

[remainder of page intentionally blank]

UNOFFICIAL COPY

EXHIBIT A

LEGAL DESCRIPTION

UNIT 2 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 2423 W. MADISON CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0926010042, IN THE EAST 1/2 OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 13, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-1, A LIMITED COMMON ELEMENTS AS SET FORTH AND DEFINED IN THE AFORESAID DECLARATION.

P.I.N: 16-13-203-054-1002

PROPERTY ADDRESS: 2423 WEST MADISON, UNIT #2 CHICAGO, IL

Property is also described as:

PARCEL 1:

UNIT 2 IN 2423 W. MADISON CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 10 IN WILCOX SUBDIVISION OF THE EAST 5 ACRES OF THE EAST HALF OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 13, TOWNSHIP 39 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 0926010042 TOGETHER WITH ITS UNDIVIDED INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACES P-1 (ASSIGNED TO UNIT 2), LIMITED COMMON ELEMENTS AS SET FORTH AND DEFINED IN THE AFORESAID DECLARATION.

Tax identification no.: 16-13-203-054-1002 Vol. 557