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RELEASE OF MORTGAGE OR TRUST DEED BY CORPORATION



Doc#: 1517342041 Fee: \$42.00
RHSP Fee: \$9.00 RPPF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/22/2015 10:34 AM Pg: 1 of 3

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

8978415222K

KNOW ALL MEN BY THESE PRESENTS,

That the **FIRST BANK OF HIGHLAND PARK**, a banking corporation of the State of ILLINOIS, for and in consideration of the payment of the indebtedness secured by the **MORTGAGE, ASSIGNMENT OF RENTS, SECURITY AGREEMENT AND FIXTURE FILING** hereinafter mentioned, and the cancellation of all the notes thereby secured, and of one dollar, the receipt whereof is hereby acknowledged, does hereby REMISE, RELEASE, CONVEY and QUIT CLAIM unto **ANDERSONVILLE FLATS COMMERCIAL, LLC** heirs, legal representatives and assigns, all right, title, interest, claim or demand whatsoever it may have acquired in through or by a certain **MORTGAGE, ASSIGNMENT OF RENTS, SECURITY AGREEMENT AND FIXTURE FILING** dated the 9th day of **January, 2013**, recorded in the Recorder's Office of Cook in the State of ILLINOIS, as Document no(s) 1301544116 to the premises therein described, situated in the County of Cook, State of ILLINOIS, as follows, to wit:

SEE EXHIBIT "A" ATTACHED TO THIS RELEASE

together with all the appurtenances and privileges thereunto belonging or appertaining.
Permanent Real Estate Index Number(s): SEE EXHIBIT "A"

Address(es) of premises: 4814-4846 N. CLARK STREET, CHICAGO, IL 60640

IN WITNESS WHEREOF, **FIRST BANK OF HIGHLAND PARK** has caused these presents to be signed by its OFFICER and attested by its OFFICER, and the corporate to be hereto affixed for the uses and purposes therein set forth this 3rd day of June, 2015.

FIRST BANK OF HIGHLAND PARK

BY: Marcus D. Frye, Vice President (seal)

Attest: Adam Brook, Senior Vice President (seal)

STATE OF ILLINOIS) ss.
COUNTY OF LAKE)

I, the undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that the abovenamed officers of First Bank of Highland Park, personally known to me be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that they signed and delivered the said instrument as such officers of said corporation as of their free and voluntary act of said corporation, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 3rd day of June, 2015.

Patricia Mata
Notary Public

(Seal)



This instrument was prepared by: First Bank of Highland Park
633 Skokie Blvd., Suite 320
Northbrook, IL 60062

Mail Recorded Document to:
Andersonville Flats Residential, LLC
225 W. Ohio, 6th Floor
Chicago, IL 60654

Box 400

S Y
P 3
S N
SC V
INT JK

UNOFFICIAL COPY**EXHIBIT A**

The Property is described as follows:

PARCEL 1A: COMMERCIAL PROPERTY (SOUTH BUILDING - 4814)

THAT PART OF THE PROPERTY AND SPACE COMPRISED OF PARTS OF LOTS 5, 6, 7 AND 8 IN BLOCK 1 IN KEENEY'S ADDITION TO RAVENSWOOD, BEING A SUBDIVISION OF PART OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 7 AND A PART OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 8, BOTH IN TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, SAID PART OF THE PROPERTY AND SPACE LYING BELOW A HORIZONTAL PLANE HAVING AN ELEVATION OF 40.27 FEET ABOVE CHICAGO CITY DATUM AND LYING ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF 22.85 FEET ABOVE CHICAGO CITY DATUM AND LYING WITHIN THE BOUNDARIES, PROJECTED VERTICALLY OF THAT PART OF SAID LOTS (TAKEN TOGETHER AS ONE PARCEL) BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 8; THENCE NORTH 03 DEGREES, 33 MINUTES, 48 SECONDS WEST ALONG THE EAST LINE OF SAID LOTS 5, 6, 7 AND 8 A DISTANCE OF 163.37 FEET; THENCE NORTH 89 DEGREES, 42 MINUTES, 29 SECONDS WEST, A DISTANCE OF 85.63 FEET; THENCE SOUTH 00 DEGREES, 02 MINUTES, 01 SECONDS WEST, A DISTANCE OF 65.92 FEET; THENCE SOUTH 89 DEGREES 57 MINUTES 59 SECONDS EAST, A DISTANCE OF 1.27 FEET; THENCE SOUTH 43 DEGREES 34 MINUTES 48 SECONDS EAST, A DISTANCE OF 17.47 FEET; THENCE SOUTH 89 DEGREES 42 MINUTES 29 SECONDS EAST, A DISTANCE OF 21.27 FEET; THENCE SOUTH 00 DEGREES 17 MINUTES 31 SECONDS WEST, A DISTANCE OF 41.83 FEET; THENCE NORTH 89 DEGREES 42 MINUTES 29 SECONDS WEST, A DISTANCE OF 8.44 FEET; THENCE SOUTH 00 DEGREES 17 MINUTES 31 SECONDS WEST, A DISTANCE OF 42.67 FEET TO THE SOUTH LINE OF SAID LOT 8; THENCE SOUTH 89 DEGREES 42 MINUTES 29 SECONDS EAST ALONG THE SOUTH LINE OF SAID LOT 8, A DISTANCE OF 68.13 FEET TO THE POINT OF BEGINNING.

PARCEL 1B:

A NON-EXCLUSIVE EASEMENT FOR PEDESTRIAN AND VEHICULAR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 2A AS CREATED BY THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS DATED AUGUST 31, 2007 AND RECORDED SEPTEMBER 11, 2007 AS DOCUMENT 0725416085, AS AMENDED BY SPECIAL AMENDMENT RECORDED JUNE 9, 2008 AS DOCUMENT 0816129042 OVER THE FOLLOWING DESCRIBED LAND:

THE COMMON ELEMENTS OF THE KINETIC LOFTS AT RAINBO VILLAGE CONDOMINIUM WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED SEPTEMBER 11, 2007 AS DOCUMENT NUMBER 0725415119, AS AMENDED BY FIRST AMENDMENT TO SAID DECLARATION RECORDED JANUARY 7, 2008 AS DOCUMENT 0800731091 AND AS AMENDED BY ADD-ON AMENDMENT RECORDED AUGUST 9, 2008 AS DOCUMENT 0816144006.

PARCEL 2A: COMMERCIAL PROPERTY (NORTH BUILDING - 4846)

THAT PART OF THE PROPERTY AND SPACE COMPRISED OF PARTS OF LOTS 2, 3, 4 AND 5 IN BLOCK 1 IN KEENEY'S ADDITION TO RAVENSWOOD, BEING A SUBDIVISION OF PART OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 7 AND A PART OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 8, BOTH IN TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, SAID PART OF THE PROPERTY AND SPACE LYING BELOW A HORIZONTAL PLANE HAVING AN ELEVATION OF 40.33 FEET ABOVE CHICAGO CITY DATUM AND LYING ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF 22.90 FEET ABOVE CHICAGO CITY DATUM AND LYING WITHIN THE BOUNDARIES, PROJECTED VERTICALLY OF THAT PART

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OF SAID LOTS (TAKEN TOGETHER AS ONE PARCEL) BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF LOT 8 IN SAID BLOCK 1 IN KEENEY'S ADDITION TO RAVENSWOOD; THENCE NORTH 03 DEGREES, 33 MINUTES 48 SECONDS WEST ALONG THE EAST LINE OF LOTS 5, 6, 7 AND 8 IN SAID BLOCK 1 IN KEENEY'S ADDITION, A DISTANCE OF 189.87 FEET TO THE POINT OF BEGINNING AT THE SOUTHEAST CORNER OF SAID PROPERTY AND SPACE; THENCE CONTINUING NORTH 03 DEGREES, 33 MINUTES 48 SECONDS WEST ALONG THE EAST LINE OF SAID LOTS 2, 3, 4 AND 5, A DISTANCE OF 161.34 FEET TO THE NORTHEAST CORNER OF SAID LOT 2; THENCE NORTH 89 DEGREES 49 MINUTES 19 SECONDS WEST ALONG THE NORTH LINE OF LOT 2, A DISTANCE OF 39.33 FEET; THENCE SOUTH 00 DEGREES 10 MINUTES 41 SECONDS WEST, A DISTANCE OF 81.10 FEET; THENCE NORTH 89 DEGREES 49 MINUTES 19 SECONDS WEST, A DISTANCE OF 21.24 FEET; THENCE SOUTH 43 DEGREES 35 MINUTES 22 SECONDS WEST, A DISTANCE OF 17.69 FEET; THENCE NORTH 89 DEGREES 57 MINUTES 59 SECONDS WEST, A DISTANCE OF 0.80 FEET; THENCE SOUTH 00 DEGREES 02 MINUTES 01 SECONDS WEST, A DISTANCE OF 67.05 FEET; THENCE SOUTH 89 DEGREES 49 MINUTES 19 SECONDS EAST, A DISTANCE OF 83.89 FEET TO THE POINT OF BEGINNING.

PARCEL 2B:

A NON-EXCLUSIVE EASEMENT FOR PEDESTRIAN AND VEHICULAR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 3A AS CREATED BY THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS DATED AUGUST 31, 2007 AND RECORDED SEPTEMBER 11, 2007 AS DOCUMENT 0725416065, AS AMENDED BY SPECIAL AMENDMENT RECORDED JUNE 9, 2008 AS DOCUMENT 0816129042 OVER THE FOLLOWING DESCRIBED LAND:

THE COMMON ELEMENTS OF THE KINETIC LOFTS AT RAINBO VILLAGE CONDOMINIUM WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED SEPTEMBER 11, 2007 AS DOCUMENT NUMBER 0725416065, AS AMENDED BY FIRST AMENDMENT TO SAID DECLARATION RECORDED JANUARY 7, 2008 AS DOCUMENT 0800731091 AND AS AMENDED BY ADD-ON AMENDMENT RECORDED AUGUST 9, 2008 AS DOCUMENT 0816144006.

Tax PIN:14-08-315-057-0000

Street Address: 4814 - 4846 N. Clark Street, Chicago, Illinois.