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RELEASE OF LIEN (ILLINOIS)



Doc#: 1535850014 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 12/24/2015 10:18 AM Pg: 1 of 3

This document was prepared by and when recorded return to:
Irwin I. Gzesh, Esq.
Neal, Gerber & Eisenberg
Two North LaSalle Street
Suite 1700
Chicago, IL 60602-3801

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

(The Above Space for Recorders Use Only)

KNOW ALL PERSONS BY THESE PRESENTS, that LESTER MUNSON and JUDITH MUNSON (jointly and severally as "Lienor"), having an address of 359 N. Canal Street, Chicago, Illinois 60606, for and in consideration of the sum of one dollar and other good and valuable consideration, the receipt whereof is hereby acknowledged, do hereby REMISE, RELEASE, CONVEY, and QUIT CLAIM unto Chicago Title Land Trust Company, not individually but solely as Trustee of Trust No. 8002369746 U/A/D November 16, 2015 (the "Owner"), having an address at 10 S LaSalle Street, Suite 2750, Chicago, IL 60603, all the right, title, interest, claim or demand whatsoever that Lienor may have acquired in, through or by any and all of: (i) a certain Memorandum of Judgment recorded September 26, 2008 in the Recorder's Office of Cook County, in the State of Illinois, (the "Recorder's Office") as Document No. 0827034091; (ii) a certain Memorandum of Judgment recorded July 28, 2010 in the Recorder's Office as Document No. 1020931037; (iii) a certain Memorandum of Judgment recorded October 14, 2008 as Document No. 0828818002 in the Recorder's Office; and/or (iv) a certain Order (the "Order") entered November 30, 2000 in Case No. 94CH3766 recorded November 9, 2015 as Document No. 1531318049, with respect to the premises therein described or otherwise referenced as follows, situated in the County of Cook, State of Illinois, to wit:

See Exhibit "A" attached hereto and made a part hereof

Address of Property: 365 N. Canal Street, Chicago, Illinois 60606
Permanent Index Number: 17-09-306-022-0000

together with all the appurtenances and privileges thereunto belonging or appertaining; and that the undersigned expressly waives, relinquishes and releases any and all of its continuing claims and rights, if any, against James Whitmer, deceased, and/or Susan Elizabeth Rinke under and with respect to the Order and with respect to the Judgments referenced in the aforementioned documents of record.

Lienor hereby represents and warrants to Owner that Lienor has not previously transferred or assigned any of the rights, titles, interests, claims or demands being remised, released, conveyed and quitclaimed by this Release of Lien.

MAIL TO
PROPER TITLE, LLC
180 N. LaSalle Street
Ste. 2440
Chicago, IL 60601

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PT15-03290

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PT15-3290

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Lienor further covenants and agrees to promptly take any and all such further actions and sign such additional petitions, stipulations or pleadings required by a court in order to vacate the Order with prejudice and effectuate the provisions of this Release of Lien. Lienor also covenants and agrees not to sue to enforce the Order against the Owner, its beneficiaries or any successor in interest to Owner or its beneficiaries.

In Witness Whereof, the undersigned have executed this Release of Lien this 16th day of December, 2015.

Lester Munson

Lester Munson

Judith Munson

Judith Munson

State of Illinois
County of Cook

I, the undersigned, a Notary Public, in and for the County and State aforesaid, CERTIFY that Lester Munson and Judith Munson, personally known to me or properly identified to me, whose names are subscribed to the within Release of Lien, appeared before me this day in person and acknowledged that they each signed and delivered the said Release of Lien as their free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal, this 16th day of December, 2015.

Jennifer L. Markenthien
Notary Public



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EXHIBIT A

LEGAL DESCRIPTION**365 N. CANAL STREET PARCEL:**

That part of the land, property and space of the parcel of land hereafter described, referred to as 'The Tracts, which lies:

- (i) North of the vertical projection of a line which is perpendicular to said West line of Wharfing Lot 1 at a point 85.74 feet South of the Northwest corner thereof and South of the vertical projection of a line which is perpendicular to said West line of Wharfing Lot 1 at a point 37.10 feet South of the Northwest corner thereof, which part lies below a horizontal plane having an elevation of 12.89 feet above Chicago City Datum (and being the upper surface of the floor at the ground floor level of the existing (as of August 29, 1988) townhouse);
- (ii) Above a horizontal plane having an elevation of 12.89 feet above Chicago City Datum (and being the upper surface of the floor at said ground level) and lying below a horizontal plane having an elevation of 21.3 feet above Chicago City Datum (and being the upper surface of the floor at the first floor level of said townhouse), said part lying north of the vertical projection of a line which is perpendicular to said west line of Wharfing Lot 1 at a point 85.74 feet south of the northwest corner thereof and south of the vertical projection of the lines described as follows: beginning on the west line of said Wharfing Lot 1, at said point 37.10 feet south of the northwest corner thereof, and running thence along lines which are perpendicular to or parallel with said west line of Wharfing Lot 1, respectively, the following courses and distances; east 11.05 feet; south 1.87 feet; east 5.83 feet; north 3.72 feet; east 9.82 feet; south 1.85 feet and east 8.93 feet to the easterly line of the tract.
- (iii) North of the Vertical projection of a line which is perpendicular to said West line of Wharfing Lot 1 at a point 86.28 feet South of the Northwest corner thereof and South of the vertical projection of a line which is perpendicular to said West line of Wharfing Lot 1 at a point 37.10 feet South of the Northwest corner thereof, which part lies above a horizontal plane having an elevation of 21.30 feet above Chicago City Datum (and being the upper surface of the floor at the first floor level of said townhouse).

THE TRACT

A parcel of land comprised of those parts of Wharfing Lots 1 and 2 in Block J in Original Town of Chicago, a Subdivision in Section 9, Township 39 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois, and of those parts of the lands East of and adjoining said Lots lying West of the North Branch of the Chicago River, which parcel of land is bounded and described as follows:

Beginning at the Northwest corner of said Wharfing Lot 1, and running thence East along the North line of said Wharfing Lot 1, along an Eastward extension of said North line, a distance of 24.25 feet to an intersection with a Northward extension of the Easterly face of the wooden dock, as now constructed, on the Westerly side of the North Branch of the Chicago River; thence Southwardly along said extended line, and along said Easterly face of said wooden dock, as now constructed, a distance of 85.66 feet to a point 49.47 feet, measured at right angles, East from the West line of said Wharfing Lot 1; thence Southwardly along the Easterly face of said wooden dock, as now constructed, a distance of 36.89 feet to a point 55.71 feet, measured at right angles, East from said West line of Lot 1; thence Southwardly along the Easterly face of said wooden dock, as now constructed, a distance of 17.54 feet to an intersection with a line 25.00 feet, measured at right angles, Northerly from and parallel with the centerline of Chicago and North Western Railway Company spur track known as ICC Track No. 100 as said track is now located; thence Westwardly along said parallel line a distance of 54.82 feet to an intersection with the West line of said Wharfing Lot 2; and thence North along the West line of said Wharfing Lots 1 and 2 a distance of 133.15 feet to the point of beginning, in Cook County, Illinois.

PIN: 17-09-306-022-0000

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