

# UNOFFICIAL COPY

Doc#. 1610249030 Fee: \$52.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 04/11/2016 10:38 AM Pg: 1 of 3

**Record & Return To:**  
**Corporation Service Company**  
**PO Box 3008**  
**Tallahassee, FL 32315**

Prepared By:  
The Private Bank & Trust Company  
70 W Madison, 8th Floor  
Chicago, IL 60602  
312-564-1383  
Prepared by: Lina Passanante  
Loan #: 70612-39634-93842  
Deal Name: Private Bank Com  
IL, Cook



REF113871842 S377879PSR

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## **PARTIAL SATISFACTION OF CONSTRUCTION MORTGAGE, SECURITY AGREEMENT, FIXTURE FILING AND ASSIGNMENT OF LEASES AND RENTS**

The PrivateBank and Trust Company for valuable consideration, the receipt and sufficiency which is hereby acknowledged, hereby releases the property situated in Cook County, IL fully described in the legal description attached hereto from the CONSTRUCTION MORTGAGE, SECURITY AGREEMENT, FIXTURE FILING AND ASSIGNMENT OF LEASES AND RENTS referenced below;

**Borrower: LEXINGTON SQUARE PLACE LLC**

**Original Lender: The PrivateBank and Trust Company Dated: 11/19/2014 Recorded: 12/14/2014**

**Instrument: 1433810000 in Cook County, IL Loan Amount: \$6,825,000.00**

**Property: 3759 S. MORGAN STREET UNIT C-5-3-420, CHICAGO, IL 60609**

**Parcel Tax ID: 17-32-414-029-0000 Legal description is attached hereto and made a part thereof.**

**ALSO PARTIALLY RELEASING ASSIGNMENT OF RENTS DOC# 1433810001 RECORDED ON 12/4/2014--3759 S. MORGAN STREET UNIT C-5-3-420**

This release is given on the condition that it shall in no way affect the lien of the above-stated CONSTRUCTION MORTGAGE, SECURITY AGREEMENT, FIXTURE FILING AND ASSIGNMENT OF LEASES AND RENTS on the remaining property described in the security instrument, but shall only be construed as a release from the lien of said document as to the property described in the legal description attached herein.

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Loan #: 70612-39634-93842

The party executing this instrument is the present holder of the document described herein.  
IN WITNESS WHEREOF, this instrument was executed and delivered by the undersigned on 03/29/2016.

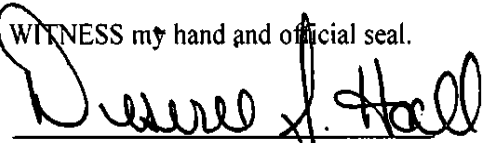
The PrivateBank and Trust Company

By: Patricia A. Janowiak  
Name: Patricia A. Janowiak  
Title: Associate Managing Director, #3616

State of Illinois  
County of Cook

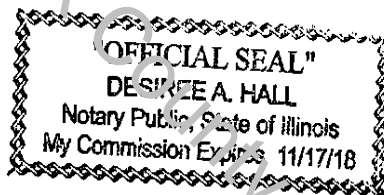
On 03/29/2016 before me, Desiree A. Hall, Notary Public, personally appeared Patricia A. Janowiak, Associate Managing Director, #3616 of The PrivateBank and Trust Company who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he/she executed the same in his/her authorized capacity, and that by his/her signature on the instrument the person, or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.



Notary Public: Desiree A. Hall

My commission expires: 11/17/2018



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## EXHIBIT "A" Legal Description

THAT PART OF LOT 5 IN LEXINGTON SQUARE 3 RESUBDIVISION, BEING A RESUBDIVISION OF LOT 20 IN LEXINGTON PLACE 2, BEING A RESUBDIVISION OF BLOCK 15 IN GAGE, LEMOYNE AND HUBBARD'S SUBDIVISION OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 39 NORTH, RANGE 16, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 20, 2015, AS DOCUMENT NO 1520144094, DESCRIBED AS FOLLOWS; COMMENCING AT THE NORTHWEST CORNER OF SAID LOT 5, THENCE SOUTH 00 DEGREES 00 MINUTES 19 SECONDS WEST, ON THE WEST LINE OF SAID LOT, 45.11 FEET TO THE WESTERLY EXTENSION OF THE CENTERLINE OF AN EXISTING COMMON WALL; THENCE SOUTH 89 DEGREES 58 MINUTES 19 SECONDS EAST, ON SAID WESTERLY EXTENSION AND ON SAID CENTER LINE AND ON THE EASTERLY EXTENSION THEREOF, 50.00 FEET TO THE EAST LINE OF SAID LOT; THENCE SOUTH 00 DEGREES 00 MINUTES 19 SECONDS WEST, ON SAID EAST LINE, 27.66 FEET TO THE SOUTHEAST CORNER OF SAID LOT; THENCE NORTH 89 DEGREES 59 MINUTES 47 SECONDS WEST, ON THE SOUTH LINE OF SAID LOT, 50.00 FEET TO THE SOUTHWEST CORNER OF SAID LOT; THENCE NORTH 00 DEGREES 00 MINUTES 19 SECONDS EAST, ON THE WEST LINE OF SAID LOT, 27.60 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS

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ALTA Commitment (06/17/2006)

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