



1634245026

RELEASE
OF
MORTGAGE
AND SECURITY
AGREEMENT-FIXTURE
FILING AND
ASSIGNMENT OF
LEASES AND RENTS

Doc# 1634245026 Fee \$40.00

RHSP FEE: \$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 12/07/2016 12:03 PM PG: 1 OF 2

In consideration of the payment and partial satisfaction of debt secured by the Mortgage and Security Agreement-Fixture Filing and Assignment of Leases and Rents dated June 4, 2013 and recorded on July 3, 2013 as document number 1318439000, and Assignment of Rents and Leases dated June 4, 2013 and recorded on July 3, 2013 as document number 1318439001 made by Borrower(s), Boulder Real Estate Group, LLC, to Lender, Metropolitan Capital Bank & Trust in the Office of the Recorder of Deeds, Cook County, Illinois, as amended from time to time, the undersigned hereby releases said Mortgage and Security Agreement-Fixture Filing and Assignment of Leases and Rents which formally encumbered the property situated in Cook County, State of Illinois and described on the attached Exhibit A.

Dated: July 25, 2016

By: Jerry Frump
Name: Jerry Frump
Its: Executive Vice President

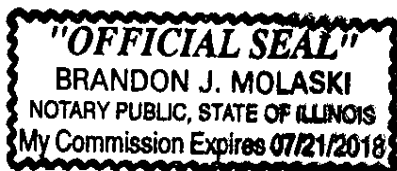
I, Brandon Molaski, the undersigned, a Notary Public in and for the County of Cook, in the State of Illinois, DO HEREBY CERTIFY that Jerry Frump, personally known to me to be the Executive Vice President, of Metropolitan Capital Bank & Trust, and known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and severally acknowledge that as such Manager of Bank Operations, he signed and delivered the said instrument as Manager of Bank Operations, of Metropolitan Capital Bank & Trust, pursuant to authority, given by the Board of Directors of Metropolitan Capital Bank & Trust, as their free and voluntary act, and as the free and voluntary act and deed of Metropolitan Capital Bank & Trust, for the uses and purposes therein set forth.

2758370
Dated: July 25, 2016

Brandon Molaski
Notary Public

Prepared by: Metropolitan Capital Bank & Trust
9 East Ontario Street
Chicago, IL 60611

Return to: Boulder Real Estate Group, LLC
333 W North Avenue, #415
Chicago, IL 60610



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UNOFFICIAL COPY

EXHIBIT A

Legal Description

UNIT NO. H2, IN GRAND TERRACE CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOTS 17 AND 18, AND PARTS OF LOTS 15 AND 16, IN BLOCK 2 IN BOWEN AND SMITH'S SUBDIVISION OF PART OF THE NORTH HALF OF THE NORTHEAST QUARTER AND NORTHWEST QUARTER OF SECTION 3, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MAY 28, 1868, AS DOCUMENT NO. 170465, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED FEBRUARY 13, 2007, AS DOCUMENT NO. 0704415088, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

COMMON ADDRESS: 405 EAST OAKWOOD BOULEVARD UNIT H2 CHICAGO, IL 60611

PIN: 20-03-203-033-1022 VOL. 251

Property of Cook County Clerk's Office