

# UNOFFICIAL COPY



\*1711445075\*

Doc# 1711445075 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 04/24/2017 03:37 PM PG: 1 OF 3

PARTIAL RELEASE OF  
MORTGAGE AND  
ASSIGNMENT OF RENTS  
(ILLINOIS)

FOR THE PROTECTION OF THE OWNER, THIS PARTIAL 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.

KNOW ALL MEN BY THESE PRESENTS, That First Midwest Bank, as successor in interest to STANDARD BANK & TRUST COMPANY of the County of Dupage and State of Illinois for and in consideration of the payment of the sum of one dollar, the receipt whereof is hereby acknowledged, does hereby REMISE, RELEASE, CONVEY, and QUIT CLAIM unto SCG DEVELOPMENT LLC and 1154 W OHIO LLC, all the right, title, interest, claim or demand whatsoever the Bank may have acquired in, through or by a certain MORTGAGE AND ASSIGNMENT OF RENTS, bearing date the 28TH day of JANUARY, 2016, and recorded in the Recorder's Office of COOK County, in the State of Illinois, in book --- of records, on page ---, as document No. 1607022023 & 1607022024, to a portion of the premises therein described, situated in the County of COOK, State of Illinois, which released portion is described as follows, to wit:

SEE EXHIBIT "A"

Together with all the appurtenances and privileges thereunto belonging or appertaining.

Permanent Real Estate Index Number(s): 17-08-228-018-0000

Address of Premises: 1154 W. OHIO ST. UNIT 301 and PARKING SPACE G-3 AND THE ROOF RIGHTS R-301 AND THE WOODEN BALCONY CHICAGO, IL. 60642

This Partial Release shall in no manner affect the lien of said MORTGAGE AND ASSIGNMENT OF RENTS as to the remainder of the premises therein described and not hereby specifically released.

CCRD REVIEW

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Witness our hands and seal, this 29 day of March, 2017

FIRST MIDWEST BANK, as successor in interest to  
STANDARD BANK & TRUST COMPANY

BY: Catherine L. Hickey

ITS: Vice President

BY: Christopher Terzich

ITS: Senior Vice President, Group Head

This instrument was prepared by:

First Midwest Bank  
P.O. Box 9003  
Gurnee, IL 60031  
Donna C.

STATE OF ILLINOIS  
COUNTY OF Cook

I, the undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Catherine Hickey, personally known to me to be the Vice President of First Midwest Bank, and Christopher Terzich, personally known to me to be the Senior Vice President, Group Head, of said banking corporation, and personally known to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such Vice President and Senior Vice President, Group Head, they signed and delivered the said instrument pursuant to authority given by the Board of Directors of said banking corporation, as their free and voluntary act, and as the free and voluntary act of said banking corporation, for the uses and purposes therein set forth.

GIVEN under by hand and notary seal this 29 day of March 20 17



[Signature]  
Notary Public

Commission Expires 12/26/17

MAIL TO: FIRST MIDWEST BANK  
P.O. BOX 9003  
GURNEE, IL 60031  
Loan: 2016000008/C HICKEY/FILE

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## EXHIBIT A LEGAL DESCRIPTION

### PARCEL 1:

UNIT 301 IN THE 1154 WEST OHIO CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 17 IN BLOCK 26 IN OGDEN ADDITION TO CHICAGO IN SECTION 8, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 1703918086, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS

### PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE G-3 AND THE ROOF RIGHTS R-301 AND THE WOODEN BALCONY, LIMITED COMMON ELEMENTS, AS DELINEATED ON THE SURVEY ATTACHED AS "EXHIBIT D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 1703918086

PIN: 17-08-228-018-0000 (AFFECTS THE UNDERLYING LAND)

COMMONLY KNOWN AS: 1154 W OHIO ST., UNIT 301, CHICAGO, IL 60642

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE DECLARATION OF CONDOMINIUM AFORESAID AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING PROPERTY DESCRIBED THEREIN. THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.