

UNOFFICIAL COPY

PREPARED BY AND
WHEN RECORDED MAIL TO:

Michael Lepro
JPMorgan Chase Bank, N.A.
1300 East Ninth Street, 13th Floor
M/C OH2-5428
Cleveland, Ohio 44114-1573



Doc# 1718439221 Fee \$42.00
RHSP FEE: \$9.00 RPRF FEE: \$1.00
KAREN A. YARBROUGH
COOK COUNTY RECORDER OF DEEDS
DATE: 07/03/2017 03:03 PM PG: 1 OF 3

NCS 847257-4

10-3

Space above this line for Recorder's Use

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

PARTIAL RELEASE OF MORTGAGE, ASSIGNMENT OF LEASES AND RENTS,
SECURITY AGREEMENT AND FIXTURE FILING

(4800 N. Ashland, Chicago, Illinois)

Reference is made to the Mortgage with Absolute Assignment of Leases and Rents, Security Agreement and Fixture Filing dated as of March 8, 2010 executed by True North Energy, LLC, a Delaware limited liability company whose address is 1041 S. Reynolds Road, Toledo, Ohio 43615 Attn: W. Geoffrey Lyden III (the "**Borrower**"), in favor of JPMorgan Chase Bank, N.A., whose address is 10 S. Dearborn, Chicago, Illinois 60603 (the "**Lender**"), and recorded on April 1, 2010 with the Cook County Recorder of Deeds as Document No. 1009118049, and re recorded on April 12, 2010 with the Cook County Recorder of Deeds as Document No. 1010218054 (as amended, restated, supplemented or otherwise modified from time to time, the "**Mortgage**").

The lien of the Mortgage is hereby released solely insofar as the same is applicable to the real property described on Exhibit A attached hereto. The real property described on Exhibit A attached hereto is referred to herein as the "**Released Property**".

In all events the release of the Released Property hereunder shall be effective solely with respect to the Released Property. Without limitation, the remaining property (the "**Remaining Property**") subject to the Mortgage and related agreements, documents and instruments, and Lender's lien and security interest therein and thereto, shall continue to be held by Lender under the terms of the Mortgage and related agreements, documents and instruments. This Partial Release of Mortgage shall not impair, alter, diminish or affect any lien, security

CCRD REVIEW

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EXHIBIT A

SITE 1906

LEGAL DESCRIPTION:

PARCEL 1:

LOTS 1 TO 5 INCLUSIVE (EXCEPT THAT PART OF SAID LOTS 1 TO 5 INCLUSIVE LYING EAST OF A LINE 50 FEET WEST OF AND PARALLEL WITH EAST LINE OF SECTION 7) AND ALL OF LOTS 6 AND 7 IN W.H. WHITEHEAD'S SUBDIVISION OF LOTS 9 TO 14 INCLUSIVE IN BLOCK 2 IN KEANEY'S ADDITION TO RAVENSWOOD, BEING A SUBDIVISION OF PART OF SECTIONS 7, 8 AND 18, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

PARCEL 2:

ALL OF THE VACATED ALLEY BEING 10 FEET IN WIDTH LYING WEST OF AND ADJOINING SAID LOTS 1 TO 5 INCLUSIVE LYING NORTH OF THE NORTH LINE OF WEST LAWRENCE AVENUE LYING SOUTH OF THE NORTH LINE EXTENDED WEST OF SAID LOT 1 AND LYING EAST OF THE EAST OF LINE EXTENDED NORTH OF SAID LOT 6.

PARCEL 3:

ALL OF THE VACATED ALLEY NORTH AND EASTERLY OF THE NORTHERLY LINE OF SAID LOTS 6 AND 7 LYING EAST OF THE WEST LINE EXTENDED NORTH OF SAID LOT 7, LYING WEST OF THE EAST LINE EXTENDED NORTH OF SAID LOT 6 AND LYING SOUTH OF THE NORTH LINE EXTENDED WEST OF SAID LOT 1, ALL IN COOK COUNTY, ILLINOIS.

PIN(s): 14-07-423-048-0000
14-07-423-056-0000

ADDRESS: 4800 N. ASHLAND, Chicago, Illinois