

# UNOFFICIAL COPY

Doc#: 1817055005 Fee: \$54.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 06/19/2018 09:07 AM Pg: 1 of 4

Return Recorded Copy To:  
DOCUMENT PREPARER:

LOCKE LORD LLP  
JESSICA DAVIS  
2800 FINANCIAL PLAZA  
PROVIDENCE, RI 02903

## RELEASE OF MORTGAGE, ASSIGNMENT OF RENTS, SECURITY AGREEMENT AND FIXTURE FILING

STATE OF ILLINOIS       §  
  §  
COUNTY OF COOK       §

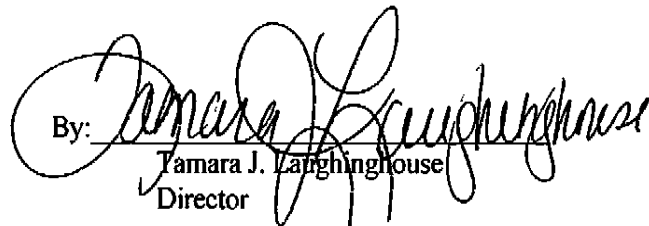
This RELEASE OF MORTGAGE, ASSIGNMENT OF RENTS, SECURITY AGREEMENT AND FIXTURE FILING is executed by Bank of America, N.A., a national banking association, as grantor and references the following facts and circumstances in regard to Little Shepherd Daycare LLC, as grantee OF THIS MORTGAGE, ASSIGNMENT OF RENTS, SECURITY AGREEMENT AND FIXTURE FILING.

IN CONSIDERATION of the payment of the indebtedness mentioned in a certain: (i) Mortgage, Assignment of Rents, Security Agreement and Fixture Filing (the "Mortgage") executed by Little Shepherd Daycare LLC, as mortgagor, grantor of the Mortgage, to Bank of America, N.A., as mortgagee, in the principal amount of \$43,000.00, executed on June 16, 2010 and recorded July 19, 2010 in the Recorder of Deeds for the County of Cook, State of Illinois as Doc#: 1020019047, the undersigned grantee of the Mortgage and owner of the Debt(s) described therein, does hereby remise, release and quitclaim the property described in the Mortgage and to the grantor of the Mortgage, their heirs or assigns, forever discharged from the lien of said Mortgage pertaining to the following real estate:

See Exhibit A attached hereto.

IN WITNESS WHEREOF, this document is executed on June 12, 2018.

**BANK OF AMERICA, N.A.**, a national banking association

By:   
Tamara J. Laughinghouse  
Director

*[Notary acknowledgement follows]*

# UNOFFICIAL COPY

STATE OF NORTH CAROLINA

§

COUNTY OF MECKLENBURG

§

§

I CERTIFY that on June 13<sup>th</sup>, 2018, Tamara J. Laughinghouse personally came before me and this person acknowledged to my satisfaction that: (a) this person signed, sealed and delivered the attached document as Director of Bank of America, N.A. named in this document; and (b) this document was signed and made by Bank of America, N.A. as its voluntary act and deed by virtue of authority from its Board of Directors.

Property of Cook County Clerk's Office

*Peggy Ardrey*

Notary Public/State of North Carolina

Print Name: Peggy Ardrey

My Commission Expires: July 30, 2022

[Notarial Seal]

**PEGGY ARDREY**  
Notary Public  
Mecklenburg Co., North Carolina  
My Commission Expires July 30, 2022

**UNOFFICIAL COPY**Exhibit A

**STREET ADDRESS:** 4427 HARRISON  
**CITY:** HILLSDALE **COUNTY:** COOK  
**TAX NUMBER:** 15-17-301-017-0000

**LEGAL DESCRIPTION:****PARCEL 1:**

THAT PART OF LOT 3 IN HILLSDALE DEVELOPMENT CO'S SUBDIVISION, A SUBDIVISION OF PART OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 13, 1961 AS DOCUMENT NUMBER 18328096 DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF LOT 4 IN HILLSDALE DEVELOPMENT CO'S SUBDIVISION AFORESAID; THENCE SOUTH ON THE WEST LINE OF LOT 4 AND THE WEST LINE AS EXTENDED, A DISTANCE OF 265.98 FEET; THENCE WEST PERPENDICULAR TO THE WEST LINE OF LOT 4, 88.00 FEET; THENCE NORTH PARALLEL WITH THE WEST LINE OF LOT 4, 265.98 FEET TO THE NORTH LINE OF LOT 3; THENCE SOUTHEASTERLY ON THE NORTH LINE OF LOT 3, 88.30 FEET TO THE PLACE OF BEGINNING,

EXCEPTING THEREFROM THE FOLLOWING DESCRIBED LAND TAKEN FOR ROAD IN PROCEEDINGS HAD IN CASE 99L 051315:

THAT PART OF LOT 3 AFORESAID BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 4 IN SAID HILLSDALE DEVELOPMENT COMPANY'S SUBDIVISION THENCE SOUTH 02 DEGREES 07 MINUTES 08 SECONDS EAST 20.57 FEET ALONG THE WEST LINE OF SAID LOT 4; THENCE NORTH 80 DEGREES 46 MINUTES 04 SECONDS WEST 89.76 FEET; THENCE NORTH 02 DEGREES 07 MINUTES 08 SECONDS WEST 10.22 FEET ALONG A LINE PARALLEL TO SAID WEST LINE OF LOT 4 TO THE NORTHERLY LINE OF SAID LOT 3; THENCE SOUTH 87 DEGREES 22 MINUTES 02 SECONDS EAST 88.27 FEET ALONG SAID NORTHERLY LINE OF LOT 3 TO THE POINT OF BEGINNING

**PARCEL 2:**

EASEMENT FOR THE BENEFIT OF PARCEL 1 AS CREATED BY GRANT FROM OAK PARK NATIONAL BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED SEPTEMBER 22, 1956 AND KNOWN AS TRUST NUMBER 3607 TO MAIRE J. COSITGAN, DATED JULY 10, 1964 AND RECORDED JULY 11, 1964 AS DOCUMENT 19182688 FOR INSTALLATION AND MAINTENANCE OF SANITARY SEWER AND STORM SEWER OVER AND UPON:

(A) BEGINNING AT A POINT ON THE EAST LINE OF LOT 3, IN HILLSDALE DEVELOPMENT CO'S SUBDIVISION, A SUBDIVISION OF PARTS OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, SAID POINT BEING 242.90 FEET SOUTH OF THE NORTHEAST CORNER OF LOT 3; THENCE WESTERLY PARALLEL WITH THE SOUTH LINE OF LOT 4 AND 50 FEET SOUTH OF THE SOUTH LINE OF LOT 4, 240 FEET; THENCE SOUTH 10 FEET, PERPENDICULAR TO THE LAST DESCRIBED LINE; THENCE EASTERLY 240 FEET PARALLEL WITH THE SOUTH LINE OF LOT 4 TO THE EAST LINE OF LOT 3; THENCE NORTHERLY 10 FEET TO THE PLACE OF BEGINNING (EXCEPT THAT PART FALLING WITHIN THE EAST 45 FEET OF SAID LOT 3); ALSO

(B) THE SOUTH 10.00 FEET OF LOT 3 AFORESAID MEASURED PARALLEL WITH THE SOUTH LINE OF LOT 3 (EXCEPT THAT PART THEREOF FALLING WITHIN THE EAST 45 FEET OF SAID LOT 3)

# UNOFFICIAL COPY

PARCEL 3:

EASEMENT FOR THE BENEFIT OF PARCEL 1 AS CREATED BY GRANT IN THE DECLARATION MADE BY CHICAGO CITY BANK AND TRUST COMPANY, AS TRUSTEE UNDER TRUST AGREEMENT DATED OCTOBER 21, 1968 AND KNOWN AS TRUST NUMBER 8182, DATED JUNE 1, 1970 AND RECORDED SEPTEMBER 1, 1970 AS DOCUMENT 21252831 TO CHICAGO CITY BANK AND TRUST COMPANY, AS TRUSTEE UNDER TRUST AGREEMENT DATED MARCH 10, 1964 AND KNOWN AS TRUST NUMBER 7296 TO ENTER UPON, CONSTRUCT, INSTALL, CONNECT, MAINTAIN, REPAIR, AND REPLACE A SANITARY SEWER AND A STORM SEWER IN, UPON, UNDER AND ACROSS:

THAT PART OF LOT 3 IN HILLSIDE DEVELOPMENT COMPANY SUBDIVISION OF A PART OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD

PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 13, 1961 AS DOCUMENT 18328096 DESCRIBED AS FOLLOWS::

COMMENCING AT THE SOUTHEAST CORNER OF LOT 4 IN HILLSIDE DEVELOPMENT CO'S SUBDIVISION, AFORESAID; THENCE SOUTH 0 DEGREES 00 MINUTES 00 SECONDS WEST ALONG THE EAST LINE EXTENDED SOUTH OF SAID LOT 4, A DISTANCE OF 50 FEET TO THE PLACE OF BEGINNING; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS WEST AND PARALLEL WITH THE SOUTH LINE OF SAID LOT 4, A DISTANCE OF 15 FEET; THENCE SOUTH 23 DEGREES 08 MINUTES 50 SECONDS WEST ALONG A LINE DRAWN AT RIGHT ANGLES TO THE SOUTHERLY LINE OF SAID LOT 3, A DISTANCE OF 233.43 FEET MORE OR LESS TO THE SOUTHERLY LINE OF SAID LOT 3; THENCE SOUTH 66 DEGREES 51 MINUTES 10 SECONDS EAST ALONG SAID SOUTHERLY LINE OF LOT 3, A DISTANCE OF 15 FEET; THENCE NORTH 23 DEGREES 08 MINUTES 50 SECONDS EAST AT RIGHT ANGLES TO THE LAST DESCRIBED LINE, A DISTANCE OF 228.97 FEET MORE OR LESS TO A LINE 60 FEET SOUTH OF, MEASURED AT RIGHT ANGLES TO AND PARALLEL WITH THE SOUTH LINE OF SAID LOT 4; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST ALONG LAST DESCRIBED PARALLEL LINE, A DISTANCE OF 2.96 FEET TO THE EAST LINE OF SAID LOT 4 EXTENDED SOUTH; THENCE NORTH 0 DEGREES 00 MINUTES 00 SECONDS EAST ALONG SAID EAST LINE OF LOT 4 EXTENDED SOUTH, A DISTANCE OF 10 FEET TO THE PLACE OF BEGINNING (EXCEPT THOSE PARTS THEREOF FALLING PARCELS (A) AND (B), IN COOK COUNTY, ILLINOIS.

As may be affected by instruments of record.