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Prepared by/Return to:
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292
FIDELITY NATIONAL TITLE
SC17025382



Doc# 1832018054 Fee \$40.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 11/16/2018 01:45 PM PG: 1 OF 2

This space for recorder's use only

PARTIAL RELEASE OF MORTGAGE

KNOW TO ALL PERSONS that **AMERICAN ENTERPRISE BANK**, an Illinois chartered bank, its successors and assigns ("Lender"), for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, **CONVEYS, RELEASES and QUITCLAIMS** to DWA Group 1, LLC ("Mortgagor"), all the right, title, interest, claim, or demand, whatsoever the undersigned may have acquired in, through, or by a certain (i) Mortgage, Security Agreement, Assignment of Leases and Rents and Fixture Filing from the Mortgagor to the Lender recorded with the Cook County Recorder's Office (the "Recorder") on May 19, 2009 as Document **0913955011** (as amended from time to time, the "Original Mortgage"), (ii) First Amended and Restated Mortgage, Security Agreement, Assignment of Rents and Leases and Fixture Filing recorded with the Recorder on June 19, 2015 as Document 1517022003, solely with respect to the following described real estate:

THE SOUTH 10 FEET OF LOT 12 AND THE NORTH 20 FEET OF LOT 13 IN BLOCK 4 IN COTTAGE ADDITION TO ROSELAND, BEING A SUBDIVISION OF BLOCK 16, THE EAST 1/2 OF BLOCK 17 AND LOT 1 AND THE EAST 1/2 OF LOT 3 OF BLOCK 26 OF FERNWOOD BEING A RESUBDIVISION OF THE SOUTHEAST 1/4 OF SECTION 9, TOWNSHIP 37 NORTH RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PIN: 25-09-429-011-0000

Property Address: 10231 S Perry, Chicago, IL

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

Dated as of this 16 day of October, 2018 but effective as of January 23, 2018

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IN WITNESS WHEREOF, the parties hereto have executed this Partial Release of Mortgage dated as of the date first set forth above.

American Enterprise Bank, an Illinois chartered bank

By: Bradley D. Gordon
Name: Bradley D. Gordon
Title: President

STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

I Nicholas J Moser, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Bradley D. Gordon, the President of **American Enterprise Bank**, an Illinois chartered bank, is personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed and delivered said instrument as his own free and voluntary act for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 16th day of October, 2018.


Notary Public

My Commission Expires: 4-5-2021

