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Doc# 1908618023 Fee \$42.00

**PREPARED BY AND
WHEN RECORDED RETURN TO:**

Miller, Canfield, Paddock & Stone, PLC
225 West Washington, Suite 2600
Chicago, Illinois 60606
Attn: Joseph C. Huntzicker

RHSP FEE: \$9.00 RPRF FEE: \$1.00
EDWARD M. MOODY
COOK COUNTY RECORDER OF DEEDS
DATE: 03/27/2019 01:18 PM PG: 1 OF 3

(Space Above For Recording Use)

FOR THE PROTECTION OF THE OWNER, THIS PARTIAL RELEASE SHALL BE FILED WITH THE RECORDER OF DEEDS IN WHOSE OFFICE THE MORTGAGE WAS FILED.

PARTIAL RELEASE OF MORTGAGE AND OTHER DOCUMENTS

ASSOCIATED BANK, NATIONAL ASSOCIATION, a national banking association ("**Mortgagee**"), of 525 West Monroe Street, 24th Floor, Chicago, Illinois 60661, DOES HEREBY CERTIFY that the following documents made by FEPH-HIGHLAND PARK, LLC, an Illinois limited liability company ("**Mortgagor**"), in favor of Mortgagee and recorded in the Recorder's Office of Cook County, in the State of Illinois, with respect to the premises situated in the County of Cook, State of Illinois, and legally described on Exhibit A hereto (the "**Chase Parcel**"), are hereby RELEASED with respect to the Chase Parcel only and Mortgagee hereby releases with respect to the following loan documents all of its right, title and interest in and to the Chase Parcel:

1. Construction Mortgage, Security Agreement, Fixture Filing and Assignment of Leases and Rents dated May 16, 2018 and recorded June 13, 2018 as Document Number **1816413049** made by Mortgagor to Mortgagee.
2. Assignment of Leases and Rents dated May 16, 2018 and recorded June 13, 2018 as Document Number **1816413050** made by Mortgagor to Mortgagee.
3. Security interest of Mortgagee, as Secured Party, in certain described chattels on the Chase Parcel, as disclosed by Financing Statement against Mortgagor, as Debtor, recorded June 13, 2018 as Document Number **1816413051**.
4. Subordination, Non-Disturbance and Attornment Agreement dated May 16, 2018 and recorded June 13, 2018 as Document Number **1816413055** by and between Mortgagee, as Lender, Mortgagor, as Landlord, and JPMorgan Chase Bank, N.A., as Tenant.

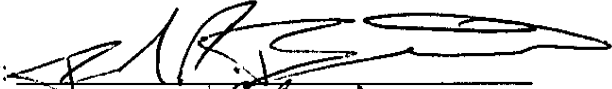
NOTWITHSTANDING THE FOREGOING RELEASE, MORTGAGEE DOES NOT HEREBY RELEASE ANY PORTION OF THE INDEBTEDNESS WHICH IS SECURED BY SAID DOCUMENTS AND SAID INDEBTEDNESS SHALL REMAIN DUE AND OWING AFTER THE DELIVERY AND RECORDING OF THIS RELEASE BY AND FROM MORTGAGOR AND ALL GUARANTORS AND OTHER PARTIES WHO ARE OBLIGATED TO PAY SAID INDEBTEDNESS OR ANY PART THEREOF.

NOTWITHSTANDING THE FORGOING, THE ABOVE REFERENCED DOCUMENTS SHALL REMAIN IN FULL FORCE AND EFFECT AND SHALL REMAIN LIENS UPON ALL OTHER REAL ESTATE COVERED THEREBY, OTHER THAN THE CHASE PARCEL.

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IN WITNESS WHEREOF, the Mortgagee has caused its name to be signed to these presents this 11th day of March, 2019.

ASSOCIATED BANK, NATIONAL ASSOCIATION, a national banking association

By: 
Name: Daniel P. Barris
Title: Vice President

Property of Cool Society Clerk's Office

State of Illinois)
) ss.
County of Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Daniel Barris a Vice President of ASSOCIATED BANK, NATIONAL ASSOCIATION, a national banking association, 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/she signed and delivered the said instrument as such Vice President, as his/her free and voluntary act and as the free and voluntary act of said bank, for the uses and purposes therein set forth.

Given under my hand and official seal, this 8th day of March, 2019.

Linda Fisher

NOTARY PUBLIC

My Commission Expires: June 25, 2022



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EXHIBIT A

LEGAL DESCRIPTION

(Chase Parcel)

LOTS 1, 2, 3, AND PART OF LOT 4 IN CLARK & ABBOTT'S RESUBDIVISION OF LOTS 1 AND 2 IN BLOCK 1 OF RAVENSWOOD SUBDIVISION, BEING A SUBDIVISION OF PART OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 18, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 22, 1890 AS DOCUMENT NUMBER 1307414, TOGETHER WITH PART OF LOT 3 IN BLOCK 1 OF RAVENSWOOD, BEING A SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 18, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, TOGETHER WITH 15.5 FEET OF VACATED NORTH RAVENSWOOD AVENUE RIGHT-OF-WAY LYING IMMEDIATELY EAST OF AND ADJOINING SAID LOT 1 PER DOCUMENT 0521303027, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 2; THENCE NORTH 88 DEGREES 28 MINUTES 11 SECONDS EAST ALONG THE NORTH LINE OF SAID LOT 1 AND NORTH LINE OF VACATED NORTH RAVENSWOOD AVENUE RIGHT-OF-WAY, 54.02 FEET; THENCE SOUTH 01 DEGREES 38 MINUTES 54 SECONDS EAST ALONG THE EAST LINE OF SAID 15.5 FEET VACATED NORTH RAVENSWOOD AVENUE RIGHT-OF-WAY, 96.94 FEET; THENCE SOUTH 88 DEGREES 20 MINUTES 46 SECONDS WEST ALONG THE SOUTH LINE OF SAID VACATED RIGHT-OF-WAY, 15.50 FEET TO THE NORTH EAST CORNER OF LOT 3 IN SAID RAVENSWOOD SUBDIVISION; THENCE SOUTH 01 DEGREES 38 MINUTES 54 SECONDS EAST ALONG THE EAST LINE OF SAID LOT 3, A DISTANCE OF 14.79 FEET; THENCE SOUTH 88 DEGREES 21 MINUTES 06 SECONDS WEST, 108.05 FEET; THENCE SOUTH 01 DEGREES 38 MINUTES 54 SECONDS EAST, 4.44 FEET; THENCE SOUTH 88 DEGREES 21 MINUTES 06 SECONDS WEST, 43.25 FEET; THENCE NORTH 01 DEGREES 39 MINUTES 21 SECONDS WEST, 116.51 FEET TO THE NORTH LINE OF SAID LOT 4; THENCE NORTH 88 DEGREES 28 MINUTES 11 SECONDS EAST ALONG THE NORTH LINES OF SAID LOTS 2, 3 AND 4, A DISTANCE OF 112.80 FEET TO THE PLACE OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

PINs: 14-18-202-008-0000
 14-18-202-007-0000
 14-18-202-006-0000
 Part of 14-18-202-005-0000
 Part of 14-18-202-024-0000

Common Address: 1809 West Lawrence Avenue, Chicago, Illinois 60640