

# UNOFFICIAL COPY

## PARTIAL RELEASE OF MORTGAGE

This Instrument Was Prepared By:  
Dan Ladage  
Heartland Bank and Trust Company  
405 N. Hershey Rd., P.O. Box 67  
Bloomington, IL 61702-0067

Loan#: 6590116321  
Release#: 310653

Date: 4/10/2020

After Recording Return To:  
Commercial Loan Support  
Heartland Bank and Trust Company  
405 N. Hershey Rd.  
Bloomington, IL 61704



Doc# 2019106074 Fee \$93.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 07/09/2020 02:38 PM PG: 1 OF 3

## PARTIAL RELEASE OF MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, in it, **Heartland Bank and Trust Company** ("Lender"), of the State of Illinois for and in consideration of One Dollar (\$1.00) and for other good and valuable consideration, the receipt of which is hereby acknowledged, does hereby remise, convey, release and quit-claim unto **Fort Sumter LLC, an Illinois limited liability company** ("Grantor") all right, title, interest, claim or demand, whatsoever, it may have acquired in, through, or by that certain Mortgage, executed by Grantor in favor of Lender, further described as follows:

The Mortgage dated **June 13, 2018**, Recorded on **June 18, 2018** in Cook County, State of Illinois, known as Document Number **1816918003; 1816918004**.

The description of that part of the property subject to the Mortgage released by this Partial Release is:

Legal: see attached **Exhibit "A"**

PIN: **17-05-115-066-0000; 17-05-115-067-0000; 17-05-115-068-0000**

Commonly known as: **1232 N. Bosworth Ave., Unit 202, Chicagom IL 60642**

**THIS PARTIAL RELEASE IS EXPRESSLY LIMITED TO THE REAL ESTATE DESCRIBED HEREIN AND THE ABOVE REFERENCED MORTGAGE SHALL REMAIN IN FULL FORCE AND EFFECT AS TO ALL REMAINING REAL ESTATE DESCRIBED THEREIN.**

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

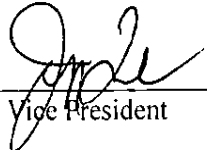
[Signature Page to Follow]

COOK COUNTY RECORDER OF DEEDS  
EDWARD M. MOODY  
7-13-20

# UNOFFICIAL COPY

**LENDER:**

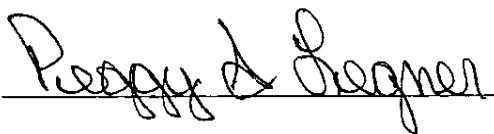
**Heartland Bank and Trust Company**

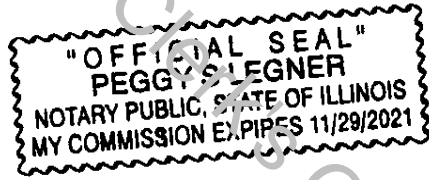
By:   
Jeff Tommerdahl, Vice President

Attest:   
Kevin Swanson, Mortgage Closing Supervisor

STATE OF ILLINOIS )  
                                  ) SS.  
COUNTY OF MCLEAN )

On this 29<sup>th</sup> day of May, 2020 before me, the undersigned Notary Public, personally appeared **Jeff Tommerdahl** and **Kevin Swanson**, known to me to be the **Vice President** and **Mortgage Closing Supervisor**, authorized agents for Heartland Bank and Trust Company that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of Heartland Bank and Trust Company, duly authorized by Heartland Bank and Trust Company through its board of directors or otherwise to execute this said instrument and in fact executed this said instrument on behalf of Heartland Bank and Trust Company.

By: 



Notary Public in and for the State of IL

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## Exhibit "A"

### PARCEL 1:

UNIT NUMBER 202 IN 1232 N BOSWORTH CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOT 61 ( EXCEPT THAT PART OF LOT 61 DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF LOT 61, THENCE SOUTH ALONG THE EAST LINE OF SAID LOT 2.5 FEET; THENCE WEST TO A POINT ON THE WEST LINE OF LOT 61 THAT IS 5.29 FEET SOUTH OF THE NORTHWEST CORNER OF SAID LOT; THENCE NORTH, ALONG THE WEST LINE OF LOT 61, 5.29 FEET TO THE POINT OF BEGINNING). LOT 62 AND THAT PART OF LOT 63 DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF LOT 63, THENCE SOUTH ALONG THE EAST LINE OF SAID LOT 6.50 THE NORTHWEST CORNER OF SAID LOT; THENCE NORTH, ALONG THE WEST LINE OF LOT 63, 9.29 FEET TO THE NORTHWEST CORNER OF SAID LOT; THENCE EAST ALONG THE NORTH LINE OF LOT 63 TO THE POINT OF BEGINNING; ALL IN BLOCK 12 IN CANAL TRUSTEES' SUBDIVISION OF PART OF THE WEST 1/2 SECTION 5, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED NOVEMBER 12, 2019 AS DOCUMENT NUMBER 1931616043; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

### PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING P-4, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED NOVEMBER 12, 2019 AS DOCUMENT NUMBER 1931616043.

Property of Cook County Clerk's Office