



\*2030047015\*

This instrument was prepared by:

First Bank of Highland Park  
633 Skokie Blvd., Suite 250  
Northbrook, IL 60062

Doc# 2030047015 Fee \$93.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 10/26/2020 08:26 AM PG: 1 OF 2

## PARTIAL RELEASE OF MORTGAGE OR DEED OF TRUST BY CORPORATION

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

### KNOW ALL MEN BY THESE PRESENTS,

This Partial Release of Mortgage or Deed of Trust (this "Partial Release") is executed and delivered by **FIRST BANK OF HIGHLAND PARK**, a banking corporation of the State of **ILLINOIS** ("Mortgagee"), to **MATTHEW J. WILBUR**, not personally but as Trustee on behalf of **MATTHEW J. WILBUR TRUST** dated **March 24, 1999** ("Mortgagor"), its successors and assigns.

Prior hereto, Mortgagor executed and delivered to Mortgagee, or the Mortgagee recorded, the following document (the "Mortgage"); that certain **MORTGAGE & ASSIGNMENT OF RENTS** dated as of **June 8, 2016**, executed and delivered by Mortgagor to Mortgagee, as amended from time to time and as originally recorded on **July 13, 2016** as Document No: **1619522157 & 1619522158** in the Office of the Recorder/Recorder of Deeds of Cook County, Illinois.

In consideration of the payment of the sum of One Dollar (\$1.00), and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Mortgagee does hereby release and quit claim unto Mortgagor, its successors and assigns, its mortgage lien and other interests acquired under the Mortgage in that portion of the real property secured by the Mortgage and legally described as follows (the "Released Property"):

LOTS 17, 18 AND 19 IN WALTER'S RESUBDIVISION OF LOTS 1 TO 9, BOTH INCLUSIVE, LOTS 84 TO 91, BOTH INCLUSIVE, AND LOT 93 IN BLOCK 3 AND LOTS 1 TO 16. BOTH INCLUSIVE. IN BLOCK 5 IN ELECTRIC PARK SUBDIVISION IN THE SOUTH 1/2 OF SECTION 24, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Permanent Real Estate Index Number(s): **13-24-316-016-0000, 13-24-316-017-0000 and 13-24-316-018-0000.**

Address(es) of Released Property: **3280 N. CALIFORNIA AVENUE, CHICAGO, IL 60618.**

This Partial Release shall not, in any way, affect, release or otherwise impair the Mortgagee's continuing mortgage lien, encumbrance or other interested granted to Mortgagee under the Mortgage on the real property described therein (but excluding the Released Property), including all equipment and fixtures thereon.

[signature page follows]

# UNOFFICIAL COPY

IN WITNESS WHEREOF, FIRST BANK OF HIGHLAND PARK has caused these presents to be signed by its OFFICER and attested by its OFFICER, and the corporate to be hereto affixed for the uses and purposes therein set forth this 21st day of September, 2020.

**FIRST BANK OF HIGHLAND PARK**

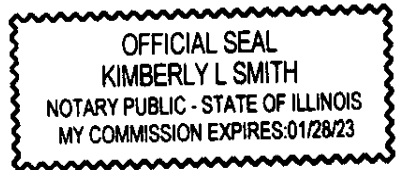
BY: [Signature] (seal) Attest: MaryAnn Bley (seal)  
Diana M. Jimenez, Officer, Loan Operations Compliance Mary Ann Bley, Vice President, Loan Operations

STATE OF ILLINOIS ) ss.  
COUNTY OF LAKE )

I, the undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that the above named officers of First Bank of Highland Park, personally known to me be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that they signed and delivered the said instrument as such officers of said corporation as of their free and voluntary act of said corporation, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 21st day of September, 2020

[Signature]  
Notary Public (Seal)



Mail Recorded Document to:

First Bank of Highland Park  
633 Skokie Blvd, Ste. 250  
Northbrook, IL 60062

CLERK OF COOK COUNTY CLERK'S OFFICE