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Recording Requested By:  
WELLS FARGO BANK, N.A.

Doc# 2119642008 Fee \$93.00

When Recorded Return To:  
LIEN RELEASE DEPT  
F0013-012 AU 35101  
WELLS FARGO BANK, N.A.  
P.O. BOX 14469  
DES MOINES, IA 50306-9655

RHSP FEE:\$9.00 RPRF FEE: \$1.00  
KAREN A. YARBROUGH  
COOK COUNTY CLERK  
DATE: 07/15/2021 09:49 AM PG: 1 OF 5



**RELEASE OF MORTGAGE**

WF HOME EQUITY #68248440761998 "TAMER" Cook, Illinois

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

KNOW ALL MEN BY THESE PRESENTS that WELLS FARGO BANK, N.A. holder of a certain mortgage, made and executed by TIMOTHY J TAMER AND KEVIN LEE SEF BA, originally to WELLS FARGO BANK, N.A., in the County of Cook, and the State of Illinois, Dated: 07/20/2019 Recorded: 08/03/2019 in Book/Reel/Liber: N/A Page/Folio: N/A as Instrument No.: 1922049115, does hereby acknowledge full payment and satisfaction of the same, and in consideration thereof, does hereby cancel and discharge said mortgage.

Legal: See Exhibit "A" Attached Hereto And By This Reference Made A Part Hereof

Assessor's/Tax ID No. 17-15-101-026-1176  
Property Address: 60 E MONROE ST UNIT 4007, CHICAGO, IL 60603


IN WITNESS WHEREOF, the undersigned, by the officer duly authorized, has duly executed the foregoing instrument.

Property of Cook County Clerk's Office

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RELEASE OF MORTGAGE Page 2 of 2  
WELLS FARGO BANK, N.A.  
On June 17th, 2021

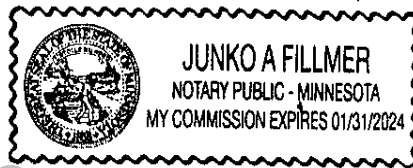
By:   
LAMIN BAFODAY BARROW, Vice President  
Loan Documentation

STATE OF Minnesota  
COUNTY OF Hennepin

On June 17th, 2021, before me, JUNKO A. FILLMER, a Notary Public, personally appeared LAMIN BAFODAY BARROW, Vice President Loan Documentation, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity, and that by his/her/their signature on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal,

  
JUNKO A. FILLMER  
Notary Expires: 01/31/2024 #31060712



(This area for notarial seal)

Prepared By: Lamin Bafoday Barrow, WELLS FARGO BANK, N.A. 2701 WELLS FARGO WAY, MAC N9408-04L, MINNEAPOLIS, MN  
55467 800-288-3212

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## Exhibit "A"

THE FOLLOWING DESCRIBED PROPERTY IN COOK COUNTY, ILLINOIS:

**PARCEL 1:**

UNIT 4007 AND UNIT PARKING SPACE 7-26, TOGETHER WITH THE EXCLUSIVE RIGHT TO USE STORAGE SPACE S-1005-44, A LIMITED COMMON ELEMENT, IN THE LEGACY AT MILLENNIUM PARK CONDOMINIUM, AS DELINEATED ON THE PLAT OF SURVEY OF PART OF THE FOLLOWING DESCRIBED PARCELS OF REAL ESTATE:

LOTS 6 AND 7 IN BLOCK 1 IN FRACTIONAL SECTION 15, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT A TO THE DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS, COVENANTS AND BY-LAWS FOR THE LEGACY AT MILLENNIUM PARK CONDOMINIUM DATED SEPTEMBER 22, 2009 AND RECORDED SEPTEMBER 25, 2009 AS DOCUMENT NO. 0926818079, AS AMENDED FROM TIME TO TIME, TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

**PARCEL 2:**

NON-EXCLUSIVE EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE EASEMENT AGREEMENT DATED SEPTEMBER 9, 2005 BY AND BETWEEN THE ART INSTITUTE OF CHICAGO, AN ILLINOIS NOT-FOR-PROFIT CORPORATION AND MONROE/WABASH DEVELOPMENT, LLC, A DELAWARE LIMITED LIABILITY COMPANY RECORDED SEPTEMBER 9, 2005 AS DOCUMENT NUMBER 0525232121 FOR INGRESS AND EGRESS THROUGH THE LOBBY AREA AS DESCRIBED THEREIN AND PURSUANT TO THE TERMS CONTAINED THEREIN.

**PARCEL 3:**

NON-EXCLUSIVE EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE RECIPROCAL EASEMENT AND OPERATING AGREEMENT DATED SEPTEMBER 25, 2009 AND RECORDED SEPTEMBER 25, 2009 AS DOCUMENT NO. 0926818077 BY AND BETWEEN MONROE/WABASH DEVELOPMENT, LLC, A DELAWARE LIMITED LIABILITY COMPANY AND MONROE/WABASH SAIC, LLC, A DELAWARE LIMITED LIABILITY COMPANY (ITS SUCCESSORS, GRANTEES AND ASSIGNS) FOR SUPPORT, COMMON WALLS, CEILINGS AND FLOORS, EQUIPMENT AND UTILITIES, INGRESS AND EGRESS, MAINTENANCE AND ENCROACHMENTS, OVER THE LAND DESCRIBED THEREIN.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE SUBJECT UNIT DESCRIBED HEREIN, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID UNIT SET FORTH IN THE DECLARATION OF CONDOMINIUM; AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING LAND DESCRIBED THEREIN.

**EXHIBIT B**

**PERMITTED ENCUMBRANCES**

- (1) GENERAL REAL ESTATE AND ASSESSMENTS NOT DUE AND PAYABLE AT THE TIME OF CLOSING;
- (2) THE ILLINOIS CONDOMINIUM PROPERTY ACT;
- (3) THE PLAT OF CONDOMINIUM AND THE DECLARATION OF CONDOMINIUM OWNERSHIP

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AND OF EASEMENTS, RESTRICTIONS, COVENANTS AND BY-LAWS FOR THE LEGACY AT MILLENNIUM PARK CONDOMINIUM DATED SEPTEMBER 25, 2009 AND RECORDED SEPTEMBER 25, 2009 AS DOCUMENT NO. 0926818079 (INCLUDING ALL OTHER AMENDMENTS AND EXHIBITS THERETO, THE "CONDOMINIUM DECLARATION");

(4) APPLICABLE ZONING AND BUILDING LAWS AND ORDINANCES AND OTHER ORDINANCES OF RECORD;

(5) ENCROACHMENTS, IF ANY, WHICH DO NOT MATERIALLY AFFECT THE USE OF THE UNIT HEREIN REFERENCED (THE "PURCHASED UNIT") AS A RESIDENCE;

(6) LEASES AND LICENSES AFFECTING THE COMMON ELEMENTS OF THE CONDOMINIUM WITHIN WHICH THE PURCHASED UNIT IS LOCATED;

(7) EASEMENTS, AGREEMENTS, CONDITIONS, COVENANTS, AND RESTRICTIONS OF RECORD, WHICH DO NOT MATERIALLY AFFECT THE USE OF THE PURCHASED UNIT AS A RESIDENCE;

(8) RIGHTS OF THE PUBLIC, THE CITY OF CHICAGO AND STATE OF ILLINOIS IN AND TO THAT PART OF THE LAND TAKEN AND USED FOR ALLEYS, ROADS AND HIGHWAYS, IF ANY;

(9) ACTS DONE OR SUFFERED BY GRANTEE OR ANYONE CLAIMING BY, THROUGH OR UNDER GRANTEE;

(10) RECIPROCAL EASEMENT AND OPERATING AGREEMENT DATED SEPTEMBER 25, 2009 AND RECORDED SEPTEMBER 25, 2009 AS DOCUMENT NO. 0926818077 MADE BY AND BETWEEN MONROE/WABASH DEVELOPMENT, LLC AND MONROE/WABASH SAIC, LLC (ITS SUCCESSORS, GRANTEES AND ASSIGNS), AS THE SAME MAY BE AMENDED FROM TIME TO TIME;

(11) EASEMENT AGREEMENT DATED AS OF SEPTEMBER 9, 2005 ENTERED INTO BY MONROE/WABASH DEVELOPMENT, LLC AND THE ART INSTITUTE OF CHICAGO AND RECORDED IN THE OFFICE OF THE COOK COUNTY RECORDER OF DEEDS ON SEPTEMBER 9, 2005 AS DOCUMENT NO. 0525232121 (AS THE SAME MAY BE AMENDED FROM TIME TO TIME);

(12) AGREEMENT OF RESTRICTIVE COVENANTS DATED AS OF OCTOBER 20, 2005 WITH GAGE FEE LLC AND RECORDED IN THE OFFICE OF THE COOK COUNTY RECORDER OF DEEDS ON OCTOBER 21, 2005 AS DOCUMENT NO. 0529434052 AND RERECORDED ON OCTOBER 26, 2005 AS DOCUMENT NO. 0529919140 (AS THE SAME MAY BE AMENDED FROM TIME TO TIME);

(13) SKYBRIDGE AND UNIVERSITY CLUB FACILITY EASEMENT AGREEMENT ENTERED INTO BY MONROE/WABASH DEVELOPMENT, LLC, UNIVERSITY CLUB OF CHICAGO AND UNIVERSITY CLUB PROFESSIONAL BUILDING LLC, RECORDED WITH THE OFFICE OF THE COOK COUNTY RECORDER OF DEEDS ON MAY 19, 2006 AS DOCUMENT NO. 0613922072, AS AMENDED BY FIRST AMENDMENT TO SKYBRIDGE AND UNIVERSITY CLUB FACILITY EASEMENT AGREEMENT EXECUTED BY MONROE/WABASH DEVELOPMENT, LLC, MONROE/WABASH U-CLUB LLC, UNIVERSITY CLUB OF CHICAGO AND UNIVERSITY CLUB PROFESSIONAL BUILDING LLC (THEIR SUCCESSORS, GRANTEES AND ASSIGNS) DATED SEPTEMBER 25, 2009 AND RECORDED SEPTEMBER 25, 2009 AS DOCUMENT NO. 0926818078 (AS THE SAME MAY BE AMENDED FROM TIME TO TIME);

(14) MEMORANDUM RELATING TO CHILLED WATER SERVICE AGREEMENT DATED AS OF JANUARY 3, 2006 AND RECORDED JUNE 14, 2006 AS DOCUMENT NO. 0616510159 MADE BY MDE THERMAL TECHNOLOGIES, INC. AND MONROE/WABASH DEVELOPMENT, LLC;

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- (15) PARTY WALL AGREEMENT RECORDED MARCH 3, 1967 AS DOCUMENT NO. 20076621;
- (16) AGREEMENT DATED JANUARY 2, 1874 AND RECORDED JULY 9, 1875 AS DOCUMENT NO. 38180 MADE BETWEEN EDWARD H. HADDUCK AND LAURIN P. HILLIARD FOR A PARTY WALL BETWEEN THE LAND AND LOT 7 IN BLOCK 1 AFORESAID AS SUPPLEMENTED BY INSTRUMENT RECORDED NOVEMBER 30, 1878 AS DOCUMENT NO. 203025 BETWEEN J. VAN INWAGEN AND E. H. HADDUCK;
- (17) DEVELOPMENT RIGHTS ALLOCATION AGREEMENT DATED SEPTEMBER 8, 2005 BY AND BETWEEN THE ART INSTITUTE OF CHICAGO AND MONROE/WABASH DEVELOPMENT, LLC RECORDED SEPTEMBER 9, 2005 AS DOCUMENT NO. 0525232119; CHG0214022493.
- (18) MEMORANDUM OF UNDERSTANDING DATED SEPTEMBER 9, 2005 BY AND BETWEEN THE ART INSTITUTE OF CHICAGO AND MONROE/WABASH DEVELOPMENT, LLC RECORDED SEPTEMBER 9, 2005 AS DOCUMENT NO 0525232120;
- (19) LANDMARK DESIGNATION ORDINANCE ADOPTED BY THE CITY OF CHICAGO DESIGNATING THE "JEWELERS ROW DISTRICT" AS A CHICAGO LANDMARK RECORDED OCTOBER 14, 2003 AS DOCUMENT NO. 0328732025, AND ALL RECORDED NOTICES RELATING THERETO;
- (20) AGREEMENT OF RESTRICTIVE COVENANTS MADE AND ENTERED INTO APRIL 30, 2006 AND RECORDED MAY 19, 2006 AS DOCUMENT NO. 0613922071 BY AND AMONG UNIVERSITY CLUB OF CHICAGO, UNIVERSITY CLUB PROFESSIONAL BUILDING LLC AND MONROE/WABASH DEVELOPMENT, LLC;
- (21) TERMS OF SPECIAL SERVICE AREA NO. 12 AS DISCLOSED BY ORDINANCE RECORDED AS DOCUMENT NO. 91075841, AND SUCH ADDITIONAL UNDER THE TERMS OF SAID ORDINANCE AND SUBSEQUENT RELATED ORDINANCES;
- (22) RIGHTS OF ADJOINING OWNERS, THEIR LICENSEES AND INVITEES IN AND TO THE ALLEY ALONG THE EAST 9 FEET OF THE LAND HEREINABOVE DESCRIBED FOR INGRESS AND EGRESS, UTILITY SERVICES, MUNICIPAL ACCESS, EMERGENCY VEHICLES, TRASH REMOVAL AND SIMILAR USES; AND
- (23) LIENS AND OTHER MATTERS OF TITLE OVER WHICH NEAR NORTH NATIONAL TITLE CORPORATION HAS INSURED AT GRANTORS EXPENSE