

UNOFFICIAL COPY



Doc# 2315016007 Fee \$93.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 05/30/2023 09:59 AM PG: 1 OF 3

Prepared by/Mail to:
Stifel Bank & Trust
501 N Broadway
St. Louis, MO 63102

Reference:
MP Union Park, LLC
1454 W Randolph St.
Chicago, IL 60607

Release of Mortgage and Security Agreement, Assignment of Leases and Rents and Fixture Filing Dated May 9, 2023 (Full)

This Release of Mortgage and Security Agreement, Assignment of Leases and Rents and Fixture Filing witnesseth, that **Stifel Bank & Trust (Grantor)**, a Corporation organized and existing under the laws of **The United States**, and having its principal place of business in **St. Louis City, Missouri**, owner and holder of the note evidencing the debt secured by a Mortgage and Security Agreement, Assignment of Leases and Rents and Fixture Filing executed by

MP Union Park, LLC a Delaware Limited Liability Company

dated July 8, 2020 and recorded on **July 20, 2020 Doc #2020240095**, in the office of the Cook County, Illinois Recorder of Deeds, in consideration of the payment of said debt, does hereby acknowledge satisfaction of said Mortgage and Security Agreement, Assignment of Leases and Rents and Fixture Filing and release the property therein and hereinafter described from the lien and effect of the same, to wit:

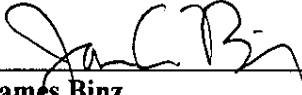
See Exhibit A attached hereto and incorporated herein.

S N
P 3
S Y-2
SC
INT JP

UNOFFICIAL COPY

IN WITNESS WHEREOF, this instrument has been executed under the seal of said Corporation, pursuant to due authority, this **9th day of May, 2023**.

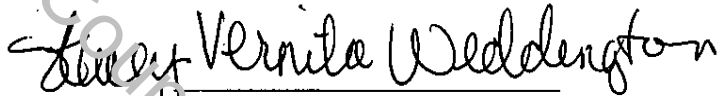
Stifel Bank & Trust



James Binz
Executive Vice President/Chief Credit Officer

In the State of Missouri, County of St. Louis on this **9th day of May, 2023** before me, the undersigned, a Notary Public in and for said County and State, personally appeared **James Binz** to me personally known, who being by me duly sworn did say that he is the **Executive Vice President** of the Corporation named in the foregoing Release of Mortgage and Security Agreement, Assignment of Leases and Rents, and Fixture Filing that said Release of Mortgage and Security Agreement, Assignment of Leases and Rents and Fixture Filing was signed on behalf of said Corporation by authority of its Board of Directors and James Binz acknowledged said instrument to be the free act and deed of said Corporation.

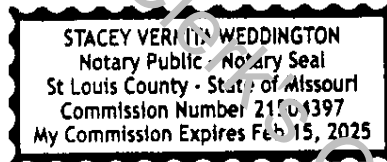
Witness my hand and Notarial Seal subscribed and affixed in said County and State, the day and year in this certificate above written.



Notary Public

My Commission Expires:

Feb 15, 2025



UNOFFICIAL COPY

EXHIBIT A

LEGAL DESCRIPTION

For APN/Parcel ID(s): 17-08-322-010, 17-08-322-011, 17-08-322-012, 17-08-322-013, 17-08-322-018 and 17-08-322-019

Parcel 1:

Lots 12 to 15, both inclusive, in Block 1 in Union Park Addition to Chicago (Ante Fire plat recorded May 20, 1854 as Document No. 51099), being a subdivision of Lots 5 and 6 in the Circuit Court Partition (Ante Fire plat - recording info not available) of the Southwest 1/4 of Section 8, Township 39 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2:

Lots A, B and C in the Superior Court Commissioners' Partition of Amos J. Snell Estate (plat recorded February 12, 1889 as Document No. 116962) in Lots 9, 10 and 11 in Block 1 in Union Park Addition to Chicago (Ante Fire plat recorded May 20, 1854 as Document No. 51099), being a subdivision of Lots 5 and 6 in the Circuit Court Partition (Ante Fire plat - recording info not available) of the Southwest 1/4 of Section 8, Township 39 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 3:

Exclusive, permanent easements for the benefit of Parcels 1 and 2 (taken as a tract) as granted in Section 3 of the Encroachment and Development Easement Agreement made by and between MP Union Park, LLC, (Apartment Parcel Owner) and 1436 Randolph, LLC, (Office Parcel Owner) recorded _____, 2020, as Document No. 2020240889, over the Easement Area as described and depicted therein.

Parcel 4:

Non-exclusive, temporary easements for the benefit of Parcels 1 and 2 (taken as a tract) as granted in Section 3 of the Construction Easement Agreement made by and between MP Union Park, LLC, (Apartment Parcel Owner) and 1436 Randolph, LLC, (Office Parcel Owner) recorded _____, 2020, as Document No. 2020240890 over those portions of the Office Parcel described and depicted therein.

EXHIBIT A