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This instrument was prepared by
and when recorded return to:

Citi Community Capital
CCC Post-Closing Department
3800 Citibank Center
Tampa, FL 33610
Re: Southbridge Phase 1B - 9% - Deal ID # 25105

Doc#: 2327655080 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 10/03/2023 11:02 AM Pg: 1 of 7

RELEASE OF MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, that **CITIBANK, N.A.**, a national banking association ("Mortgagee"), for and in consideration of One Dollar, and for other good and valuable considerations the receipt whereof is hereby confessed, does hereby **REMISE, CONVEY, RELEASE, DISCHARGE & QUITCLAIM** unto **SOUTHBRIDGE 9 MASTER OWNER LLC**, an Illinois limited liability company ("Mortgagor"), all the right, title, interest, claim or demand whatsoever it may have acquired in, through or by (i) that certain Multifamily Leasehold Mortgage, Assignment of Rents, Security Agreement and Fixture Filing dated January 1, 2020 and recorded in the Recorder's Office of Cook County, Illinois ("Official Records") on January 17, 2020 as **Document No. 2001718075** from Mortgagor to Mortgagee, (ii) that certain financing statement naming Mortgagor as Debtor and Mortgagee as Secured Party and recorded in the Official Records on January 17, 2020, as **Document No. 2001718076**, (iii) that certain Multifamily Construction Note (Fixed Rate) dated as of January 17, 2020 in the maximum principal amount of \$6,600,000 and (iv) that certain Multifamily Construction Note (Variable Rate) dated as of January 17, 2020 in the maximum principal amount of \$8,700,000.

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Dated September 22, 2023.

CITIBANK, N.A.,
a national banking association

By: [Signature]
Name: Kerry Yip
Title: Authorized Signatory

Property of Cook County Clerk's Office

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STATE OF New York)
)SS.:
COUNTY OF New York)

On 09/22/2023 before me, Reneisha Williams/Notary (here insert name and title of officer), personally appeared Kerry Vip, who 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(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of New York that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Reneisha Williams

Notary Public

Print Name: Reneisha Williams

My commission expires:

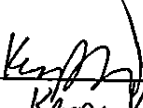
09/07/2025

RENEISHA WILLIAMS
NOTARY PUBLIC, STATE OF NEW YORK
NO. 01W16421579
QUALIFIED IN KINGS COUNTY
COMMISSION EXPIRES 09/07/2025

UNOFFICIAL COPY

Dated September 22, 2023.

CITIBANK, N.A.,
a national banking association

By: 
Name: Kerry VP
Title: Authorized Signatory

Property of Cook County Clerk's Office

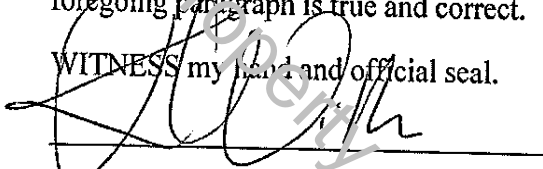
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STATE OF New York)
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I certify under PENALTY OF PERJURY under the laws of the State of New York that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Notary Public

Print Name: Reneisha Williams

My commission expires:

09/07/2025

RENEISHA WILLIAMS
NOTARY PUBLIC, STATE OF NEW YORK
NO. 01W16421579
QUALIFIED IN KINGS COUNTY
COMMISSION EXPIRES 09/07/2025

UNOFFICIAL COPY**EXHIBIT "A"**

THE ESTATE OR INTEREST IN THE LAND DESCRIBED BELOW AND COVERED HEREIN IS:

PARCEL 1:

THE LEASEHOLD ESTATE (SAID LEASEHOLD ESTATE BEING DEFINED IN PARAGRAPH 1.C. OF THE ALTA LEASEHOLD ENFORCEMENT(S) ATTACHED HERETO), CREATED BY THE INSTRUMENT HEREIN REFERRED TO AS THE GROUND LEASE, EXECUTED BY CHICAGO HOUSING AUTHORITY, AN ILLINOIS MUNICIPAL CORPORATION, AS LANDLORD, AND TCB DEVELOPMENT SERVICES LLC, AN ILLINOIS LIMITED LIABILITY COMPANY, AS TENANT, DATED AS OF JANUARY 16, 2020, WHICH LEASE WAS RECORDED JANUARY 17, 2020, AS DOCUMENT NUMBER 2001718067, ASSIGNED BY THE ASSIGNMENT AND ASSUMPTION AND AMENDMENT OF GROUND LEASE, DATED AS OF JANUARY 16, 2020, BETWEEN SAID TCB DEVELOPMENT SERVICES LLC, AND SOUTHBRIDGE 9 MASTER OWNER LLC, AN ILLINOIS LIMITED LIABILITY COMPANY, AND SOUTHBRIDGE 1-9 HOUSING LLC, AN ILLINOIS LIMITED LIABILITY COMPANY, WHICH ASSIGNMENT AND ASSUMPTION AND AMENDMENT OF GROUND LEASE WAS RECORDED JANUARY 17, 2020, AS DOCUMENT NUMBER 2001718068, WHICH LEASE DEMISES THE FOLLOWING DESCRIBED PROPERTY FOR A TERM OF 99 YEARS ENDING JANUARY 15, 2119:

THAT PART OF LOTS 13 THROUGH 24 (BOTH INCLUSIVE), THAT PART OF LOTS 27 THROUGH 33 (BOTH INCLUSIVE) AND THAT PART OF THE NORTH-SOUTH 15 FOOT WIDE PUBLIC ALLEY VACATED PER DOCUMENT NUMBER 15805877, RECORDED JANUARY 6, 1954, ALL IN BLOCK 10, IN UHLICH AND MUHLKE'S ADDITION TO CHICAGO, A SUBDIVISION OF THE EAST HALF OF THE NORTHEAST QUARTER (EXCEPT THE SOUTH HALF OF THE SOUTH HALF THEREOF) IN SECTION 28, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF LOT 1 IN SAID BLOCK 10; THENCE SOUTH 01 DEGREES 31 MINUTES 56 SECONDS EAST, ALONG AN ASSUMED BEARING, BEING THE EAST LINE OF LOTS 1 THROUGH 24 (BOTH INCLUSIVE) IN BLOCK 10, ALSO BEING THE WEST LINE OF STATE STREET, 309.70 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING SOUTH 01 DEGREES 31 MINUTES 56 SECONDS EAST ALONG THE LAST DESCRIBED COURSE 289.70 FEET TO THE SOUTHEAST CORNER OF SAID LOT 24, SAID CORNER ALSO BEING A POINT ON THE NORTH LINE OF VACATED W. 24TH STREET AS VACATED BY SAID DOCUMENT NUMBER 15805877; THENCE SOUTH 88 DEGREES 29 MINUTES 48 SECONDS WEST ALONG THE LAST DESCRIBED LINE 116.21 FEET; THENCE NORTH 01 DEGREE 31 MINUTES 56 SECONDS WEST 65.80 FEET; THENCE SOUTH 88 DEGREES 28 MINUTES 04 SECONDS WEST 38.50 FEET; THENCE NORTH 01 DEGREE 31 MINUTES 56 SECONDS WEST 139.00 FEET; THENCE NORTH 88 DEGREES 28 MINUTES 04 SECONDS EAST 38.50 FEET; THENCE NORTH 01 DEGREE 31 MINUTES 56 SECONDS WEST 84.90 FEET; THENCE NORTH 88

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DEGREES 29 MINUTES 48 SECONDS EAST 116.21 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

EXCEPTING THEREFROM ALL BUILDINGS AND IMPROVEMENTS LOCATED, OR TO BE LOCATED AFTER THE DATE OF THE AFORESAID GROUND LEASE, THEREON.

PARCEL 2:

FEE SIMPLE TITLE TO ALL BUILDINGS AND IMPROVEMENTS LOCATED, OR TO BE LOCATED AFTER THE DATE OF THE AFORESAID GROUND LEASE, ON THE LEASEHOLD ESTATE HEREINABOVE DESCRIBED AS PARCEL 1.

FOR INFORMATIONAL PURPOSES ONLY:

PIN NOS.: 17-28-218-029 AND 17-28-218-030 (EACH PIN AFFECTS PART OF THE LAND AND OTHER PROPERTY)

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