

UNOFFICIAL COPY

Doc#: 2402406054 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/24/2024 09:44 AM Pg: 1 of 3

FULL SATISFACTION AND RELEASE OF MORTGAGE AND ASSIGNMENT OF RENTS

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

KNOW ALL MEN BY THESE PRESENTS, that TIME BANK F/K/A PARK RIDGE COMMUNITY BANK, a banking corporation existing under the laws of the State of Illinois, (hereinafter referred to as "Bank") for and in consideration of the payment of the indebtedness secured by the Mortgage hereinafter mentioned, and of the sum of one dollar, the receipt whereof is hereby acknowledged, does hereby CONVEY, RELEASE and QUIT CLAIM unto **2346 N. LEAVITT, LLC, AN ILLINOIS LIMITED LIABILITY COMPANY** of the County of Cook and State of Illinois, all the right, title, interest claim or demand whatsoever it may have acquired in through or by a certain **Mortgage, an Assignment of Rents and Negative Pledge Agreement** dated the 13th day of September 2018 and recorded in the Recorder's Office of Cook County, in the State of Illinois, as Document Nos. **1825719337, 1825719338 and 1825719339**, respectively, to the premises therein described as follows, to-wit:

LOTS 25, 26 AND 27 IN BLOCK 4 IN HOLESTEIN, BEING A SUBDIVISION OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Common Address: 2205 W. Medill Ave., Unit 2W, Chicago, IL. 60647

P.I.N. #14-31-104-039-0000
#14-31-104-046-0000

situated in the City of Chicago, County of Cook and State of Illinois together with all appurtenances and privileges thereunto belonging or appertaining.

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FULL SATISFACTION AND RELEASE OF MORTGAGE AND ASSIGNMENT OF RENTS

IN WITNESS WHEREOF, the bank has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its ASSISTANT VICE PRESIDENT, and attested by its VICE PRESIDENT, this 17th day of January, 2024.

TIME BANK,
PARK RIDGE, ILLINOIS

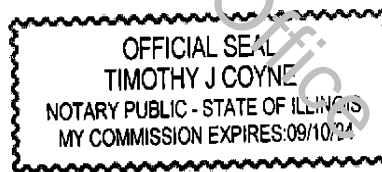
By: Peggy Marabian
Peggy Marabian, Assistant Vice President

ATTEST: Maureen Nolan-Moran
Maureen Nolan-Moran, Vice President

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Peggy Marabian personally known to me to be the Assistant Vice President of TIME BANK, an Illinois banking corporation, and Maureen Nolan-Moran personally known to me to be the Vice President of said banking corporation, and known to me to be the same persons whose names are subscribed to foregoing instrument, appeared before me this day in person and severally acknowledged that as such officers, they signed and delivered that said instrument as such officers of said banking corporation and caused the corporate seal of said banking corporation to be affixed thereto, pursuant to authority given by the Board of Directors of said banking corporation, as their free and voluntary act, and as the free and voluntary act and deed of said banking corporation, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal, the 17th day of January, 2024.

Timothy J. Coyne
Notary Public



This Document Prepared By:
Kim Dressler
Time Bank
626 W. Talcott Road
Park Ridge IL 60068

DELIVER TO: Time Bank
626 W. Talcott Road
Park Ridge IL 60068
Loan No. 52974570

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Property Address: 2205 W. Medill Ave., Unit 2W, Chicago, IL 60647
Parcel ID: 14-31-104-039-0000 and 14-31-104-046-0000

PARCEL 1:

UNIT 2W IN THE MEDILL LEAVITT CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

LOTS 25, 26 AND 27 IN BLOCK 4 IN HOLSTEIN, BEING A SUBDIVISION OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON JUNE 22, 2020 AS DOCUMENT NUMBER 2017416022, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE "P1" AND BALCONY ADJACENT TO UNIT 2W, LIMITED COMMON ELEMENTS, AS DELINEATED AND DEFINED IN THE DECLARATION OF CONDOMINIUM AFORESAID.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS, AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE DECLARATION OF CONDOMINIUM AFORESAID, AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING PROPERTY DESCRIBED THEREIN.

THE DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS, AND RESERVATIONS, CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.