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PREPARED BY AND AFTER
RECORDING, RETURN TO:

Charlie Biggam, Chief Legal Counsel
IFF
333 S Wabash Ave, Suite 2800
Chicago, Illinois 60604



2406829059

Doc# 2406829059 Fee \$88.00

KAREN A. YARBROUGH

COOK COUNTY CLERK'S OFFICE

DATE: 3/8/2024 12:50 PM

PAGE: 1 OF 3

RELEASE OF LAND USE RECAPTURE AGREEMENT

THIS RELEASE OF LAND USE RECAPTURE AGREEMENT (this "Release") is made, as of September 8, 2021 by IFF, an Illinois not-for-profit corporation (the "Sponsor"), for the benefit of Nicole McCoy (the "Owner").

RECITALS

A. The Owner is the owner of all of that certain real estate as more particularly described in Exhibit A attached hereto and made a part hereof commonly referred to as 3908 St Charles Road, Bellwood, Illinois ("Property").

B. The Property is encumbered by that certain Recapture and Land Use Restriction Agreement, dated September 8, 2016 and recorded on October 13, 2016 among the land records of the Cook County Recorder of Deeds as Document Number 1618741142 securing that certain Down Payment Assistance in the original amount of 10,000.00 (the "Grant") made to the Owner from the Sponsor.

C. The Sponsor has agreed to release the Owner.

NOW, THEREFORE, in consideration of the foregoing premises, the sum of Ten Dollars (\$10.00) in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the Mortgagee does hereby (a) fully release and terminate the Land Use Recapture Agreement; (b) fully release and discharge the Property from the effect and operation of the Land Use Recapture Agreement and grant to the Owner all of the Sponsor's right, title and interest in and to the Property, and (c) fully release the Owner and its successors and assigns from all obligations set forth in the Land Use Recapture Agreement.

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IN WITNESS WHEREOF, the undersigned has caused this Release of Land Use Recapture Agreement to be executed and made effective as of the date first above written.

IFF, an Illinois not-for profit corporation



By: Michael Goldberg

Title: Senior Vice President of Real Estate Solutions

COUNTY OF COOK)

) ss.

STATE OF ILLINOIS)

Before me, the undersigned Notary Public in and for the aforesaid County and State, personally appeared Michael Goldberg, Senior Vice President of Real Estate Services of IFF, an Illinois not-for-profit corporation, and being duly sworn, acknowledged the execution of the foregoing Release of Land Use Recapture Agreement.

Witness my hand and notarial seal this day of 12 July, 2023.



Notary Public

My Commission Expires: 11/19/2025



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EXHIBIT A

LEGAL DESCRIPTION

Legal Description: PARCEL 1:

UNITS 121 AND GU-126 IN THE UNIVERSITY COMMONS IV CONDOMINIUM, AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED PROPERTY:

LOTS 109 THROUGH 132, BOTH INCLUSIVE, IN SOUTH WATER MARKET, A RESUBDIVISION IN THE NORTHEAST 1/4 OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 1, 1925 AS DOCUMENT NO. 8993073, IN COOK COUNTY, ILLINOIS,

ALSO

THAT PART OF THE EAST-WEST 20 FOOT PUBLIC ALLEY LYING SOUTH OF THE SOUTH LINES OF LOTS 109 THROUGH 132, BOTH INCLUSIVE, IN SOUTH WATER MARKET AFORESAID, LYING NORTH OF THE NORTH LINES OF LOTS 55 THROUGH 79, INCLUSIVE, IN J.H. REES' SUBDIVISION IN BLOCKS 1 AND 2 OF COMMON PLEAS COURT PARTITION OF THE SOUTH 1/2 OF THE SOUTH 1/2 OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF HENRY WALLER'S SUBDIVISION OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, LYING EAST OF A LINE DRAWN FROM THE NORTHWEST CORNER OF LOT 55 IN J.H. REES' SUBDIVISION AFORESAID TO THE SOUTHWEST CORNER OF LOT 109 IN THE SOUTH WATER MARKET AFORESAID AND LYING WEST OF THE SOUTHERLY EXTENSION OF THE EAST LINE OF LOT 132 IN SOUTH WATER MARKET AFORESAID.

WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0702415002, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE STORAGE SPACE S-21, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 0702415002, AS AMENDED FROM TIME TO TIME.

Permanent Index #'s: 17-20-227-060-1266 Vol.0597

Property Address: 1111 West 15Th St. Unit 121 & Pkg., Chicago, Illinois 60608

Cook County Clerk's Office